FILE BOX 3

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8th DAY OF September, 1988.

Notary Public

MY COMMISSION EXPIRES: 3-8-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Frank Young, Jr. (NAME)	Leader Federal Mortgage, Inc. (NAME)	150-4 #93
3540 Shakertown (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	2D-75829
Antioch, TN 37013 (CITY) (STATE) (P O ZIP)	Memphis, TN 38103 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Bernard J. Clear and wife, Jean M. Clear

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank Young, Jr. and wife, Donna S. Young

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 378 on the Plan of The Country, Section Eight, 2nd Revision, as of record in Book 6250, pages 912 and 913, said Register's Office.

Said Lot No. 378 fronts a total of 82.84 feet on the northerly margin of Shakertown Road and runs back 120.04 feet on the westerly line and 120.00 feet on the easterly line to a line in the rear which measures 83.99 feet thereon.

Being the same property conveyed to Bernard J. Clear and wife, Jean M. Clear by deed from Phillips Builders, Inc. (formerly Randall Phillips Builders, Inc.) of record in Book 7311, page 390, Register's Office for Davidson County, Tennessee.

6591.0

IDENTIFICATION REFERENCE

SEP 9 8 00 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5153 09/09 0101 03CHECK 349.37

This is improved (XX) unimproved ( ) property, known as 3540 Shakertown Road / Antioch, TN 37013
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness their hand S this 26th day of July, 1988

Bernard J. Clear
Bernard J. Clear

Jean M. Clear
Jean M. Clear

Witness: Jerri L. Gibbs
Jerri L. Gibbs

STATE OF ~~TENNESSEE~~ FLORIDA
~~Davidson~~ County of ORANGE

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Personally appeared before me, LINDA A. FRANKS, a Notary Public in and for said County and State, the within named Bernard J. Clear and wife, Jean M. Clear

the bargainor~~s~~, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Orlando, Florida, Tennessee, this 26th day of July, 1988.

Commission expires: Notary Public, State of Florida at Large My Commission Expires January 18, 1990

Linda A. Franks
Notary Public

NOTARY PUBLIC STATE OF FLORIDA AT LARGE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such, _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____

_____
Notary Public

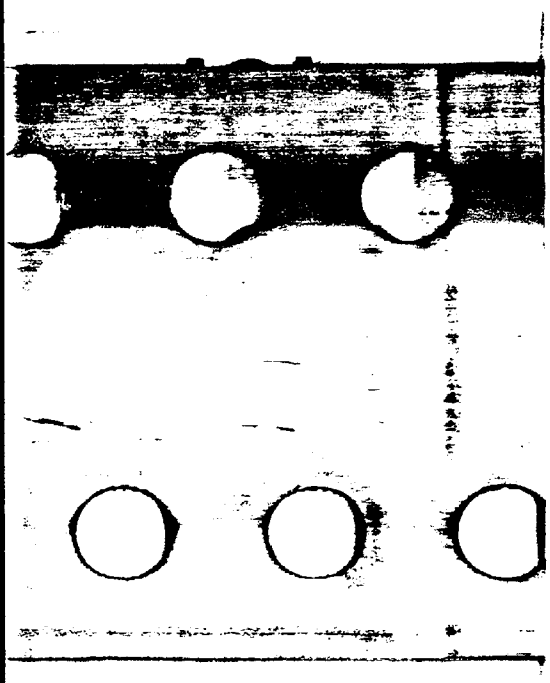
WARRANTY DEED

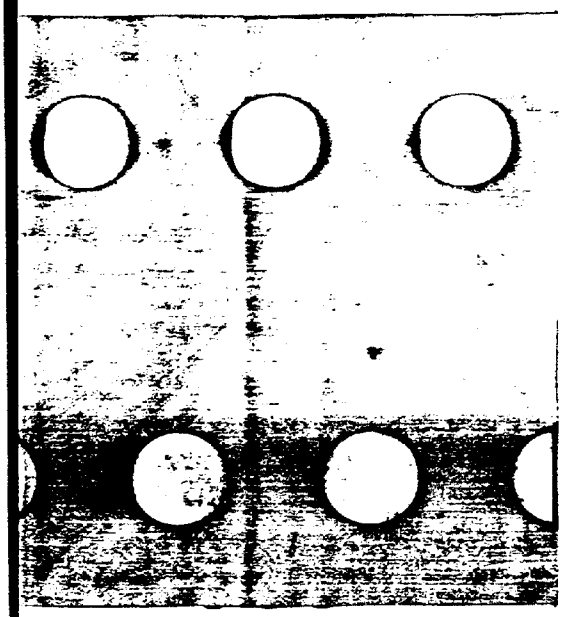
FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor – First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37208





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
09/09/88	01	08:30 0001	CAMT 103900.00 CON TX 342.87 PRFEE 0.50 WDEED 6.00 TOTAL 349.37 CHECK 349.37	5153

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6591 I.O.

IDENTIFT REFERENCE

SEP 9 8 00 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 132197