File Box 8/tl

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Timothy O. Kelley
7112 River Park Court
Nashville, TN 37221

MORTGAGEE:
Leader Federal Mortgage, Inc.
P.O. Box 275
Memphis, TN 38101-0275

MAP-PARCEL NUMBERS:
MAP 155-3-B
PARCEL 51C0
9D-79942

WARRANTY DEED

BOOK 7670 PAGE 265

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Bradley E. Jacob and wife, Sharon L. Jacob

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Timothy O. Kelley and wife, Melissa A. Kelley

hereinafter called the Grantee, Grantee's 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. 2 on the plan of Addition to River Park Estates, of record in Book 6900, page 240, Register's Office for said County.

SAID Lot No. 2 fronts 58.38 feet on the broken southerly margin of River Park Court and extends back 121.22 feet on the westerly line and 116.10 feet on the easterly line to a broken line in the rear, measuring 107.37 feet thereon.

Being the same property conveyed to Bradley E. Jacob by deed from Frederick W. Stephenson and wife, Pamela M. Stephenson of record in Book 7517, page 77, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6672, page 600 and made applicable in Book 6980, page 377, consent in Book 6980, page 375 and supplemental in Book 7155, page 844, said Register's Office, and to the matters set forth in the above referenced plan of record.

4070 10/05 0101 03CHECK 409.10

This is (~~not~~) improved property, known as 7112 River Park Court, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 30th day of September, 1988.

Sharon L. Jacob

Bradley E. Jacob

STATE OF TENNESSEE
COUNTY OF Davidson

On this 30th day of September, 1988, before me personally appeared Bradley E. Jacob and wife, Sharon L. Jacob, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7670 PAGE 266

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 122,000.00.

Timothy O. Kelley
Affiant

Subscribed and sworn to before me, this the 30th day of September, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

73644

IDENTIFICATION

Oct 5 10 16 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

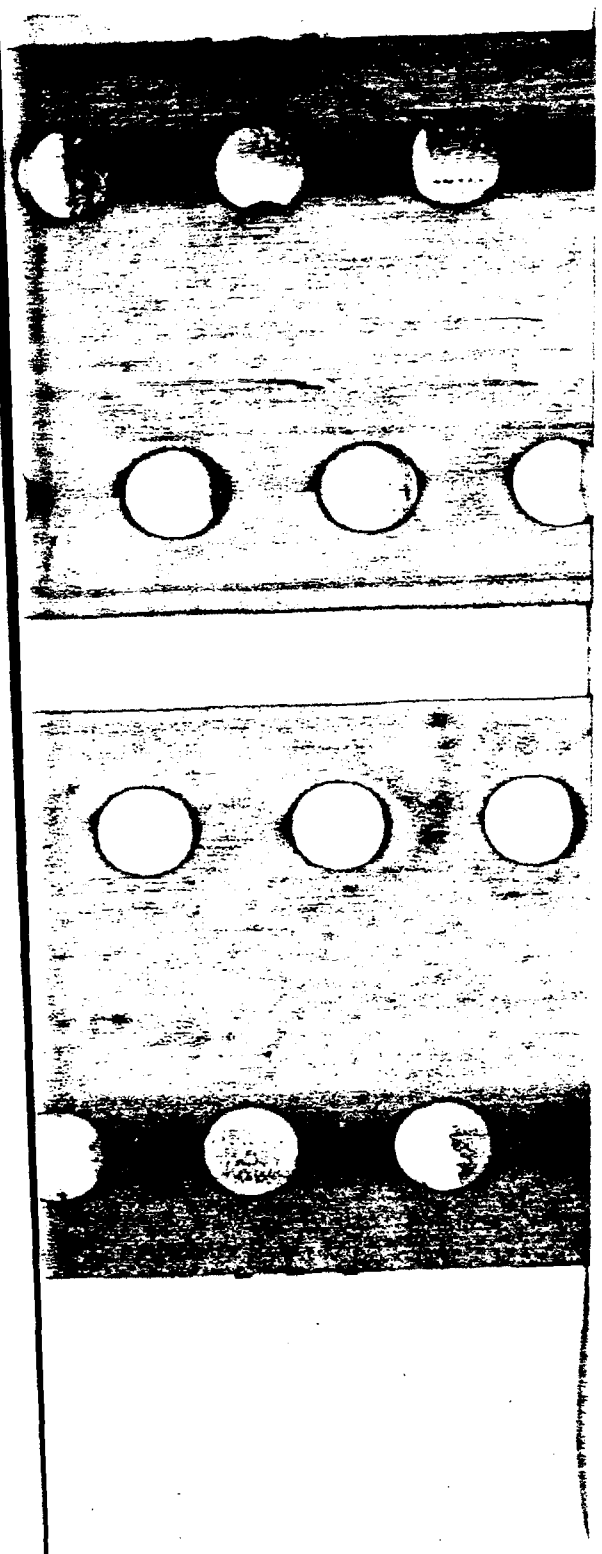
from:

Bradley E. Jacob and wife,
Sharon L. Jacob

to:

Timothy O. Kelley and wife,
Melissa A. Kelley

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7670 PAGE 267

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

CAMT
122000.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

BANK	402.60
PRFEE	0.50
WDEED	6.00
TOTAL	409.10
CHECK	409.10

10/05/88 01 10:21 0001 4070

7.36.44

IDENTIFICATION REFERENCE

OCT 5 10 17 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 140906