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BOX 61

FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,259.00

Joseph P. Keane 3/31/89
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 19 89

Notary Public

MY COMMISSION EXPIRES: 11-12-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130,One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Joseph P. Keane (NAME)	Leader Federal Savings & Loan Association (NAME)	
3124 Kennebeck Place (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	151-1-A
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101-2926 (CITY) (STATE) (ZIP)	156

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, Faxon Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph P. Keane and wife, Brendie B. Keane

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. 156 on the Plan of Chatham Pointe, as shown on plat of record in Plat Book 6900, Pages 444 through 447, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the property conveyed to Leader Enterprises, Inc. by deed of record in Book 7158, Page 24, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Faxon Homes, Inc. by deed from Leader Enterprises of record in Book , page said Register's Office.

Subject to any and all easements, retrictions, plats and other matters of record.

21404

IDENTIFICATION REFERENCE

APR 3 2 03 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

1631 04/03 0101 03CHECK 291.29

unimproved ( )
This is improved ( ) property, known as 3124 Kennebeck Place, 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 my hand this 31st day of March, 19 89

Faxon Homes, Inc.
By:
Reggie M. Garner, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Reggie M. Garner and _____ with whom I am personally acquainted and who upon (his oath) (himself) acknowledged (~~themselves~~) to be the President and _____ respectively of the Faxon Homes, Inc. the within named bargainor, a corporation, and that (he) (they) as such President 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 Reggie M. Garner as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 31st day of March, 19 89

My commission expires 11-12-89

Notary Public

KATHLEEN [illegible] NOTARY PUBLIC AT LARGE STATE OF TEN

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19___, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

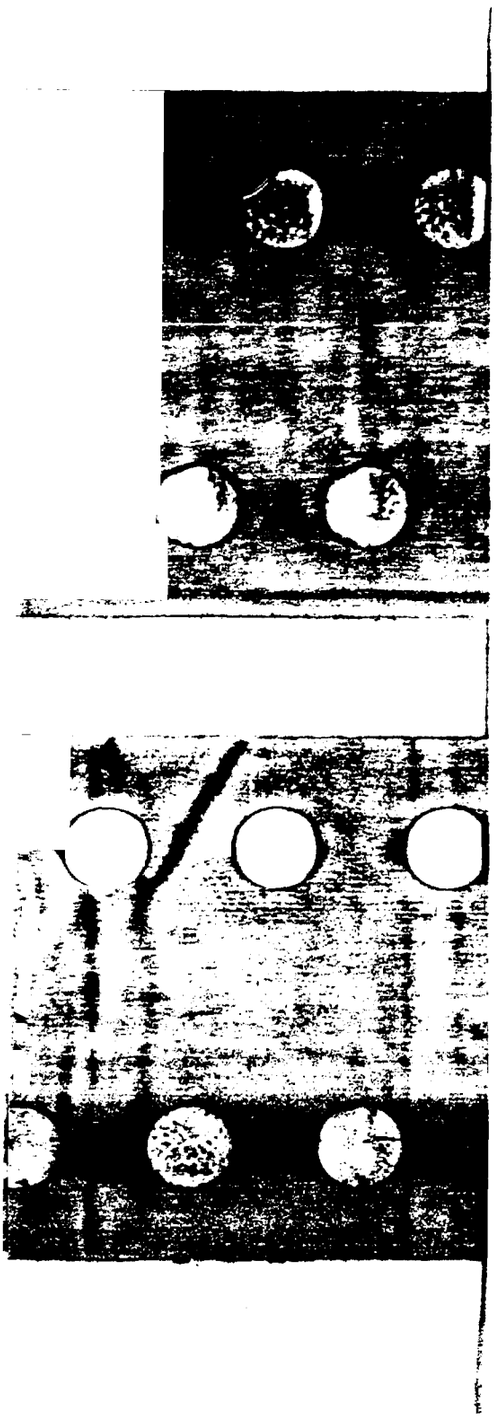
Witness my hand, at office, this _____ day of _____, 19___.

_____
Notary Public

My commission expires:

_____

[illegible]



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

MAMT 86259.00
ERR CO
MAMT 86259.00-
CAMT 86259.00
CON TX 284.79
~~PRFEE 0.50~~
~~MDEED 6.00~~
TOTAL 291.29
CHECK 291-29

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/03/89 01 14:03 0001 1631

21404

IDENTIFICATION REFERENCE

APR 3 2 03 PM '89

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 196072