THE ACTUAL CONSIDERATIC
EVER IS GREATER. FOR THIS TRANSFER IS $72,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May 19 89

Notary Public

MY COMMISSION EXPIRES: 2/9/89

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
David Leonard (NAME)	Dominion Bankshares Mortgage Corp. (NAME)	MAP 95-2
2305 Amherst Court (STREET ADDRESS OR ROUTE NUMBER)	11350 Random Hills Road (STREET ADDRESS)	PARCEL 94
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Fairfax, VA 22030 (CITY) (STATE) (ZIP)	03DZ41985

FOR AND 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, Robert R. Harris and wife, Jane E. Harris

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Leonard and wife, Judith T. Leonard

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.

BEING Lot No. 91 on the Plan of Walnut Grove, of record in Plat Book 2133, page 87, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description

BEING the same property conveyed to Robert R. Harris and wife, Jane E. Harris by deed from Charles W. Thurman and wife, Shelia K. Thurman, of record in Book 5154, Page 489, Register's Office for said County.

3724 0

MAY 31 2 32 PM '89

1327 05/31 0101 03CHECK 245.75

This is improved KK unimproved ( ) property, known as 2305 Amherst Court, Nashville, TN 37214
(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 heir 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 covey 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 our hand s this 30th day of May, 19 89

Jane E Harris
Jane E. Harris

Robert R Harris
Robert R. Harris

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert R. Harris and wife, Jane E. Harris

the bargainors, 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 Nashville, Tennessee, this 30th day of May, 1989.

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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

Robert R. Harris
Jane E. Harris

TO

David Leonard
Judith L. Leonard

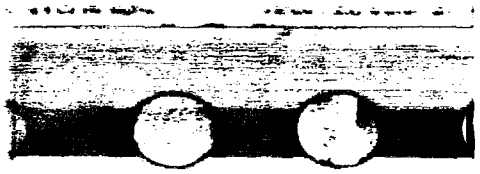
RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7853 PAGE 295

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

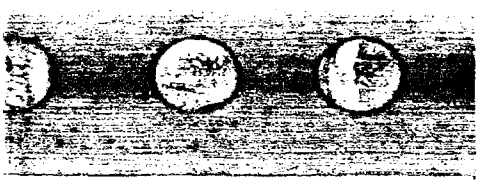


CAMT	72500.00
CON TX	239.25
PRFEE	0.50
WDEED	6.00
TOTAL	245.75
CHECK	245.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/31/89 01 14:34 0001 1327





37240

IDENTIFICATION

MAY 31 2 33 PM '89

FELIX Z. WILSON

No. 214687