352

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Jonathan David Curtis
Affiant

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

Lee C. Clifford
Notary Public

MY COMMISSION EXPIRES: November 21, 1992

(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
Jonathan David Curtis (NAME)	Leader Federal Mortgage, Inc. (NAME)	147-1-117
330 Binkley Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101-2926 (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, John B. Corcoran, Beneficiary U/W/o Helen M. Clevenger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan David Curtis and wife, Julie Bell Curtis

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. 391 on the Plan of Section Three, Caldwell Hall, as shown on plat of record in Plat Book 2900, page 131, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to A. E. Clevenger and wife, Helen Clevenger by deed of record in Book 4055, page 328, Register's Office for Davidson County, Tennessee. The said A. E. Clevenger died November 5, 1969. Helen Clevenger died March 22, 1989 devising all real property to John Bradford Corcoran.

And I, Elizabeth G. Corcoran, wife of the within John B. Corcoran, join in the execution of this instrument for the purposes of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

The said John B. Corcoran and John Bradford Corcoran being one and the same person.

This is unimproved ( ) improved (XX) property, known as 330 Binkley Drive, Nashville, TN 37211
(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 our hand S this 26th day of May, 19 89

John B. Corcoran — Elizabeth G. Corcoran

John B. Corcoran

Elizabeth G. Corcoran

STATE OF TENNESSEE
Davidson County

BOOK 7858 PAGE 353

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John B. Corcoran and wife, Elizabeth G. Corcoran

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 26th day of May 19 89.

Commission expires November 21, 1992

Notary Public

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) (his oath) acknowledged (themselves) (himself) 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

IDENTIFICATION

3899 5

JUN 6 11 44 PM '89

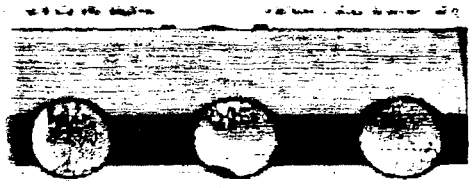
FELIX Z. WILSON CT. REGISTER
DAVIDSON COUNTY, TN

2256 0670 06 0030 CHECK

303.50

OFFICIAL RECEIPT

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



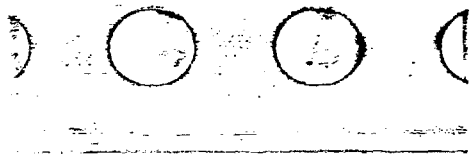
RECEIVED OF _____

FOR _____

BOOK 7858 PAGE 354

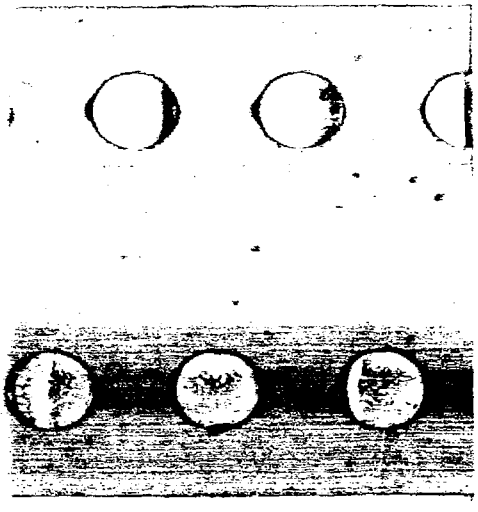
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT	90000.00
CON TX	297.00
RECPT	0.50
WDEED	6.00
TOTAL	303.50
CHECK	303.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



38965

IDENTIFICATION REFERENCE

JUN 6 1 44 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

06/06/89 01 13:44 0001 2366

No. 216725