FILE 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 $ 62,000.00

Eric R. Palmatier
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11-12-89

(AFFIX SEAL)

BOOK 7881 PAGE 52

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
Eric R. Palmatier (NAME)	Leader Federal Savings & Loan Association (NAME)	
906 Tamarack North (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	53-5
Madison, TN 37115 (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, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric R. Palmatier and Kelly C. Palmatier, husband and wife

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. 61-A, on the Plan of Kimbolton Phase II, as shown on plat of record in Plat Book 6900, Page 899, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

BEING the property conveyed to Randall Phillips Builders, Inc. now known as Phillips Builders, Inc. by deed of record in Book 6746, Page 672, Register's Office for Davidson County, Tennessee.

46679

IDENTIFICATION

Jul 5 11 05 AM '89

2144 07/05 0101 03CHECK 211.60

This is unimproved ( ) improved ( ) property, known as 906 Tamarack North, Madison, TN 37115
(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 30th day of June, 19 89

C Wayne Meadows Vice President

STATE OF TENNESSEE
Davidson County

BOOK 7881 PAGE 53

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

the undersigned

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared C. Wayne Mendenhall and XXXXXXXXXXXXXX (his oath) XXXXXXX (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Phillips Builders, Inc. Vice President and _____ respectively of the XXXX Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such Vice President (they) 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 C. Wayne Mendenhall as such Vice President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville Tn on this the 30th day of June, 19 89

My commission expires 11-12-89

_____
Notary Public

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

_____

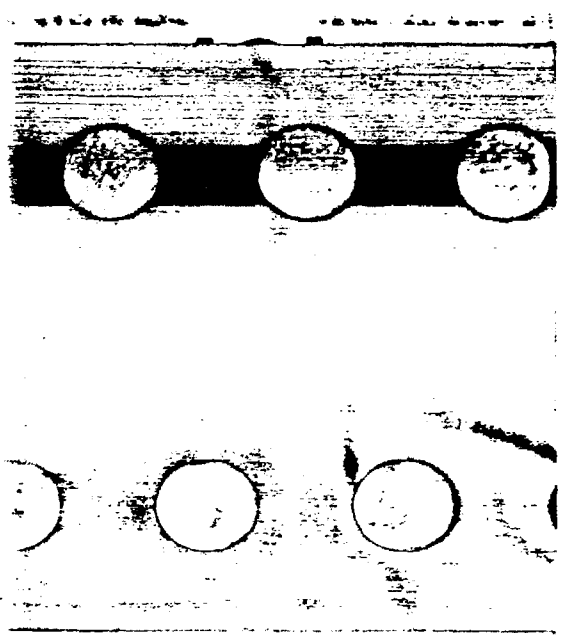
and is authorized by them to execute this instrument on their behalf, as their free act and deed.

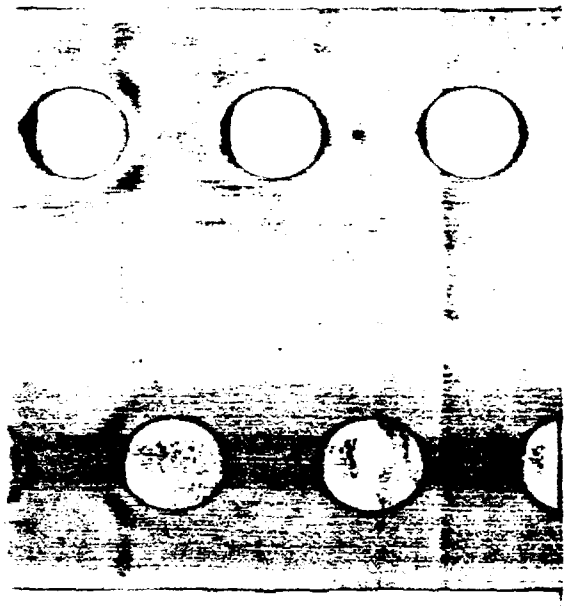
Witness my hand, at office, this _____ day of _____, 19___.

_____
Notary Public

My commission expires:

_____





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7881 PAGE 54

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	62000.00
CON TX	204.60
PRFEE	1.00
WDEED	6.00
TOTAL	211.60
CHECK	211.60

07/05/89 01 11:07 0001 2144

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46679

IDENTIFICATION REFERENCE

Jul 5 11 05 AM '89

FELIX Z. WILSON, II REGISTER OF DAVIDSON COUNTY

No. 225868