FILE BOX 61

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FILE BOX 61

FORM NO. WD-1 REV. 10-88

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,615.81

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF November, 1989.

Notary Public

MY COMMISSION EXPIRES: 11-27-93

(AFFIX SEAL)

SPECIAL WARRANTY DEED

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
Secretary of Housing and Urban Development (NAME)	same (NAME)	92-2-174
2710 Alameda Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37208 (CITY) (STATE) (P. O. ZIP)	(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, Leader Federal Bank for Savings

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Secretary of Housing and Urban Development

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. 49 of Block 4 on the Map of Heffernan Place, of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Leader Federal Bank for Savings by Trustee's Deed from Leader Enterprises, Inc. of record in Book 7958, Page 740, said Register's Office.

05561

IDENTIF. TREFERENCE

FEB 22 1 45 PM '90

DAVIDSON COUNTY TN.

This is { } unimproved { } improved property, known as 2710 Alameda Street (House Number) (Street) Nashville, TN 37208 (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 noted herein, and we covenant and bind ourselves, our heirs and representatives to warrant and forever defend 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 November, 19 89

LEADER FEDERAL BANK FOR SAVINGS

BY: Robert B. Adams

VICE PRESIDENT

Barbara A. Brown

ASSISTANT SECRETARY

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
[redacted] County
SHELBY COUNTY

Before me, Rebecca Inez McGoff, a Notary Public within and for the State and County aforesaid, personally appeared Robert B. Adams and Barbara Brown with whom I am personally acquainted and who upon (their ~~oath~~ several oaths) acknowledged (themselves) to be the Vice President and Assistant Secretary respectively of the Leader Federal Bank For Savings the within named bargainor, a corporation, and that (~~she~~ they) as such Vice President and Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Vice President as such Assistant Secretary, and attesting the same by the said Vice President as such Assistant Secretary

Witness my hand and official seal at office at 5014 Poplar on this the 20th day of February, 19 90

My commission expires 2-5-91

Rebecca Inez McGoff
Notary Public

4877 02/22 0101 03CHECK 6.00

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:

_____

RUCKER