STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 8062 PAGE 645

Personally appeared before me, Osta Underwood, a Notary Public in and for said County and State, the within named, James H. Brewer, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 17th day of March, 1990.

Osta Underwood Notary Public

My commission expires: 1/23/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named ....., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this ..... day of ....., 19 ..

.....
Notary Public.

My commission expires: .....

QUITCLAIM

Deed

From: Brewer & Brewer Homes

to: ..... Trustee

MB

Return: to ELIZABETH P. Reeves

to: .....

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1431
NASHVILLE, TENNESSEE 37238

FILE BOX 61

ADDRESS OF NEW OWNER:
Leader Federal Bank
for Savings
P.O. Box 1860
Memphis, TN 38101

SEND TAX BILLS TO:
same

MAP: 102-10
PARCEL 8

BOOK 8062 PAGE 646

TRUSTEE'S DEED

THIS INSTRUMENT is made and entered into on this 12th day of March, 19 90, by and between LEADER ENTERPRISES, INC., TRUSTEE, appointed TRUSTEE by instrument of record in BOOK 6003, PAGE 60, at the Register's Office for Davidson County, Tennessee, PARTY OF THE FIRST PART, and Leader Federal Bank for Savings, the GRANTEE HEREIN, THE PARTY OF THE SECOND PART.

WITNESSETH:

WHEREAS, by DEED OF TRUST dated 2/3/1983 and of record in BOOK 6003, PAGE 60, in the Register's Office for Davidson County, Tennessee, Frederick A. Moore conveyed to LEADER ENTERPRISES, INC., TRUSTEE to secure to Leader Federal Savings & Loan Association the payment of one note in the amount of SEVENTY TWO THOUSAND EIGHT HUNDRED FIFTY & 00/100 $ 72,850.00; and

WHEREAS, default was made in the payment of said note and the holder thereof having directed the PARTY OF THE FIRST PART to sell said property, as provided by the said DEED OF TRUST, the PARTY OF THE FIRST PART did, by publication in the Nashville Record advertise the said property to be sold on this date, and pursuant to said publication, on this date, during the legal hours and at the advertised time, the PARTY OF THE FIRST PART offered the said property for sale at the south door of the Court House in Nashville, Davidson County, Tennessee, after receiving competitive bids, sold said property to Leader Federal Bank for Savings, at the price of $ 88,426.37 this being the highest, last and best bid.

NOW, THEREFORE, this DEED WITNESSETH: THAT FOR AND IN CONSIDERATION OF THE SUM OF $ 88,426.37 cash in hand paid, the receipt of which is hereby acknowledged, the PARTY OF THE FIRST PART has this day bargained and sold and does hereby sell, transfer and convey unto PARTY OF THE SECOND PART, its / their successors, heirs and assigns, forever, the following described tract or tracts of land, to wit:

LAND in Davidson County, Tennessee, being Lot No. 4 on the Plan of Bresslyn Manor, of record in Book 4955, Page 68, Register's Office for said County.

ALSO known as 945-947 Bresslyn Raod, Nashville, TN 37205

BEING the same property conveyed to Frederick A. Moore by deed from John Fridrick and wife, Carol Fridrich of record in Book 6003, Page 64, said Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging, unto Party of the Second Part, its/their successors/heirs and assigns, in fee simple, forever, but subject to any real estate taxes or rights of equity of redemption, and deeds of trust, if any.

AND PARTY OF THE FIRST PART, as Trustee does hereby transfer, assign and set over unto Part of the Second Part all of the covenants and warranties contained in the aforesaid deed of trust and does hereby warrant the title as fully as he is authorized to do as trustee but not further or otherwise. WITNESS MY HAND this the 12th day of March, 1990.

Leader Enterprises, Inc., Trustee

Leader Enterprises Inc. Trustee

BY: J A Waechter authorized agent

James A. Waechter,
Authorized Agent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notray public in and for the above stated County and State, the within named James A. Waechter, with whom I am personally acquainted, and who, upon his oath acknowledged himself to be the authorized agent of Leader Enterprises, Inc., Trustee, and being authorized to do so, acknowledged that he executed the forgoing instrument for the purposes therein contained, by signing the name of Leader Enterprises, Inc., Trustee by the said James A. Waechter as such duly authorized agent.

Witness my hand and offical seal at Nashville, Tennessee on this 12th day of March, 1990.

NOTARY: _____ my commission expires: 7-27-93

State of Tennessee)
County of Davidson)

The actual consideration or value for this transaction, whichever is greater, is $ 88,426.37.

_____
AFFIANT

Subscribed to or sworn to before me this 12 day of March, 1990.

Notary Public: _____ my commission expires: 7-27-93

PREPARED BY:

WALT, DYER & JAMES, ATTORNEYS
ONE BURTON HILLS BLVD. #130
NASHVILLE, TENNESSEE 37215

1563 03/12 0101 03CHECK 301.72

DAVIDSON COUNTY
Mar 12 12 46 PM '90

IDENTIFICATION REFERENCE

1,0,0,5,9