BOOK 8111 PAGE 609

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,119.10

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF May, 1990

Notary Public

MY COMMISSION EXPIRES: 5-29-94

(AFFIX SEAL)

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
Wanda Stanley Ladd (NAME)	Leader Federal Bank for Savings (NAME)	64-0-9-A
4415 South Trace Boulevard (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1860 (STREET ADDRESS)	8
Old Hickory, TN 37138 (CITY) (STATE) (P.O ZIP)	Memphis, TN 38101-1860 (CITY) (STATE) (ZIP)	04D91974

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, Mark M. Robbins and wife, Lisa Robbins,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wanda Stanley Ladd, a single person

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 Unit 4415 on the Plan of Southfork Condominiums, Phase One, of record in Book 6783, Page 865, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Mark M. Robbins, a single person by deed from Barry Construction Co., a Tennessee corporation of record in Book 7002, Page 60, Register's Office for said County.

THIS conveyance is subject to Master Deed of record in Book 6783, Page 839, Register 's Office for said County.

THIS conveyance is subject to a Deed of Trust executed by Mark M. Robbins to Leader Enterprises, Inc., Trustee for Leader Federal Mortgage, Inc., dated September 30, 1986, with a approximate unpaid principal balance of $73,119.10, of record in Book 7002, Page 55, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantee.

MAY 18 8 10 AM '90
FELIX Z. MILLSAPS REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

27.15

This is unimproved ( ) improved (XX) property, known as 4415 South Trace Boulevard, Old Hickory, TN 37138
(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 my hand this 17th day of May, 19 90

Lisa Robbins
By Mark M. Robbins
Attorney in fact

Mark M. Robbins

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Mark M. Robbins

the bargainor _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of May, 1990.

Commission expires 5-8-91

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 himself (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

Mark M. Robbins

TO

Wanda Stanley Ladd

RETURN TO:

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

2701 05/18 0101 03CHECK 274.63

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

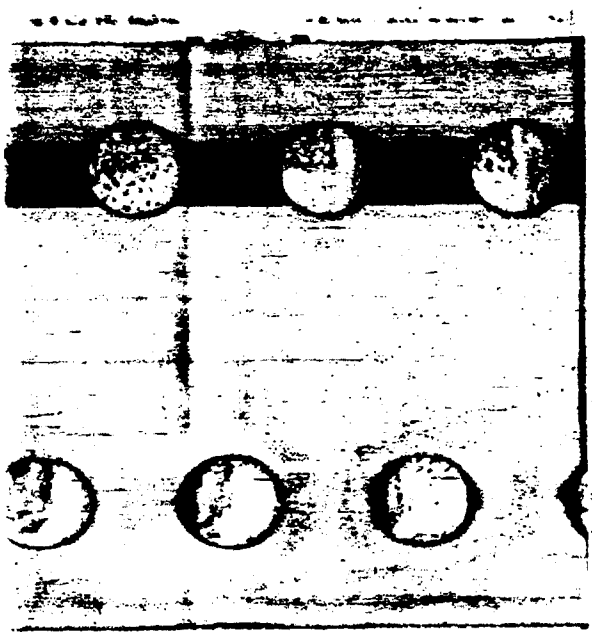
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mark M. Robbins, with whom I am personally acquainted (or proved to me on the basis of satsifactory evidence) and who acknowledged that he executed the within instrument on behalf of Lisa Robbins as her Attorney in Fact as the free act and deed of the within named Lisa Robbins.

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

My Commission Expires: 5-8-91

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

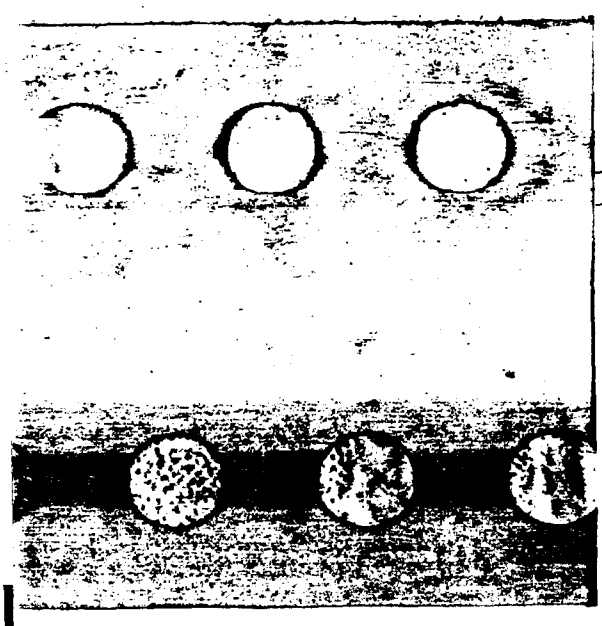
FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 81119.10
CON TX 267.63
PRFEE 1.00
WDEED 6.00
TOTAL 274.63
CHECK 274.63
05/18/90 01 08:22 0001 2701



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27155

IDENTIFICATION REFERENCE

MAY 18 8 18 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 320139