OB14709

FILE BOX 30

BOOK 8139 PAGE 534

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 $ 12000.00

Billy Wilt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June 1990.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Nov. 27, 1993

THIS INSTRUMENT WAS PREPARED BY

Walt, Dyer & James Ste. 130 One Burton Hills Blvd. Nash., Tn. 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
David Braunscheidel (NAME)	SAME (NAME)	151-1A/112CD
3021 Wilford Pack Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	2DX 8395
Antioch, Tn 37013 (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 Enterprises, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David C. Braunscheidel, individually d/b/a D.B. Construction

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:

Being Lot 112 on the Plan of Chatham Point as shown on the plat of record in Book 6900, pages 444-447, RODC, to which reference is made for a complete description therof.

Being part of the property conveyed to Leader Enterprises, Inc. by deed of record in Book 7158, pg. 24 RODC.

Subject to restictions of record and matters shown on said recorded plan.

37027

PROPERTY REFERENCE

JUN 27 8 23 AM '90

4153 06/27 0101 03CHECK 70.36

This is unimproved (X) property, known as Lot 112, Chatham Pointe, 116 Ellsworth Place, Antioch, Tn 37013
improved ( ) (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 27 day of June, 1990

Leader Enterprises, Inc.

BY: Leader Enterprises, Inc. by James A. Waechter III Attorney in fact
James A. Waechter, Authorized Agent

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
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared James A. Waechter, III and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the Authorized Agent 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 James A. Waechter III as such Authorized Agent, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of June, 19 90

My commission expires 11-27-93

_____
Notary Public

KENNETH W. BAILEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

_____

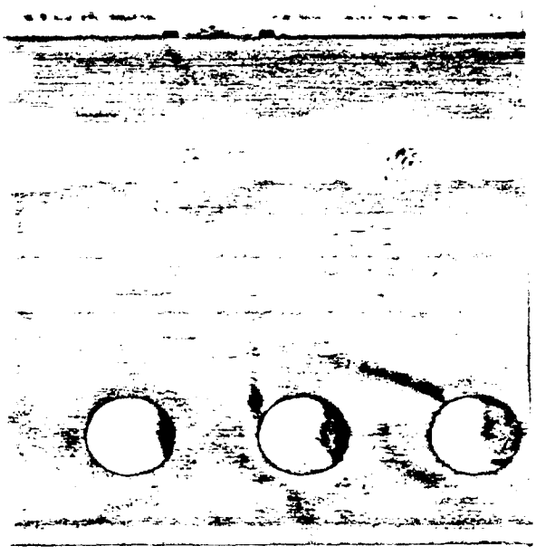
and is authorized by them to execute this instrument on their behalf, as their free act and deed.

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 _____

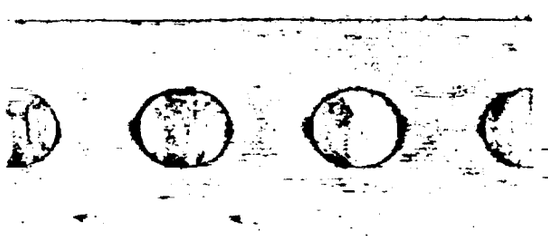
FOR _____

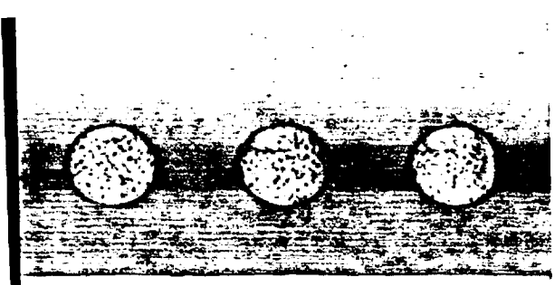
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	19200.00
			CON TX	63.36
			PRFEE	1.00
			WDEED	6.00
			TOTAL	70.36
			CHECK	70.36
06/27/90	01		08:24 0001	4153

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK





37.027

IDENTIFICATION

JUN 27 8 23 AM '90

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

No. 331759