File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 8144 PAGE 162

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT O. TRIPP (NAME)	LEADER FEDERAL BANK FOR SAVINGS (NAME)	Map 150-1
2908 Cherry Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2926 (STREET ADDRESS)	Parcel 276
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	F.B.#2DX2850

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, HOWARD W. FRANK AND WIFE, VIRGINIA M. FRANK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT O. TRIPP AND WIFE, ROBIN M. TRIPP

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 306 on the Plan of Section 6 Cherry Hills, as of record in Plat Book 4300, page 176, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Howard W. Frank and wife, Virginia M. Frank by deed from Jeff A. Crumrine and wife, Cathy R. Crumrine of record in Book 6334, page 448, said Register's Office.

This conveyance is made subject to: (1) 1990 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 4622, page 220; and (3) All matters appearing on the Plan of record in Plat Book 4300, page 176, said Register's Office.

38549

IDENTIFICATION REFERENCE

JUL 2 3 25 PM '90

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 2908 Cherry Hills Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 29th day of June, 19 90.

Howard W. Frank by Virginia M. Frank — Virginia M. Frank

HOWARD W. FRANK — VIRGINIA M. FRANK

By: Virginia M. Frank, Attorney-in-Fact
for Howard W. Frank by Power of Attorney
recorded simultaneously herewith.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VIRGINIA M. FRANK

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 29th day of June, 1990.

My commission expires 1/23/93 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF Tennessee:
COUNTY OF Davidson County:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VIRGINIA M. FRANK, with whom I am personally acquainted, and who acknowledged that she executd the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact of HOWARD W. FRANK and is authorized by him to execute this instrument on his behalf.

Witness my hand, at Office, this 29th day of June, 1990.

Notary Public

My Commission Expires: 1/23/93

STATE OF TENNESSEE
COUNTY OF Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 19 90

MY COMMISSION EXPIRES: 1/23/93 (AFFIX SEAL)

Notary Public

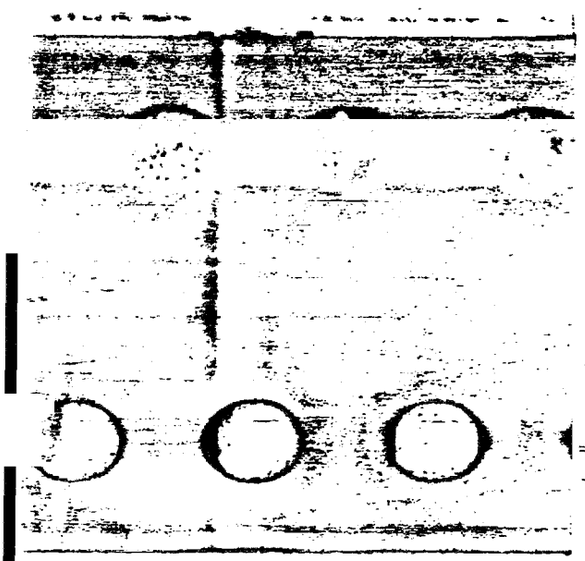
WARRANTY DEED

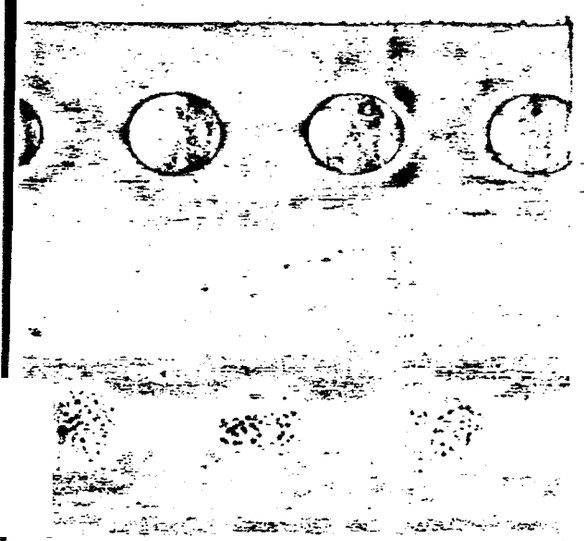
FROM HOWARD W. FRANK AND WIFE, VIRGINIA M. FRANK

TO ROBERT O. TRIPP AND WIFE, ROBIN M. TRIPP

6674 07/02/90 04:01 CHECK 302.35

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 8144 PAGE 104

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 89500.00
				CON TX 295.35
				PRFEE 1.00
				MDEED 6.00
				TOTAL 302.35
				CHECK 302.35
			07/02/90 01	15:28 0001 6674

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38649

IDENTIFICATION REFERENCE

JUL 2 3 25 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 333562