Box 22

BOOK 8174 PAGE 767

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,500.00

Kimberly H. Ledbetter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF August 19 90

J. PHILLIP JONES
Notary Public

MY COMMISSION EXPIRES: 11/10/91

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Kimberly H. Ledbetter (NAME)	LEADER FEDERAL BANK FOR SAVINGS (NAME)	91-9-253
551 Stevenson Street (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2926 (STREET ADDRESS)	08DA-23864
Nashville, TN 37209 (CITY) (STATE) (P.O.ZIP)	Memphis, TN 38101-2926 (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, John F. Wilbanks, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kimberly H. Ledbetter, a married 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 Lot No. 8, on the Plan of Corlew Subdivision of the T. M. Nall Subdivision of the B. F. Cockrill Lands, of record in Book 3842, page 165, Register's Office for Davidson County, Tennessee.

SAID Lot No. 8 fronts 61.43 feet on the westerly margin of Stevenson Street and extends back 211.00 feet on the northerly line and 210.32 feet on the southerly line to a dead line in the rear, measuring 41.81 feet thereon.

BEING the same property conveyed to John F. Wilbanks, an unmarried man, by deed from Clifton Kelley and wife, Edith G. Kelley, of record in Book 4290, page 183, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

49387

IDENTIFICATION REFERENCE

Aug 15 10 32 AM '90

9896 08/15 0101 03CHECK 170.35

unimproved ( )
This is improved (XX) property, know as 551 Stevenson Street, Nashville, TN 37209
(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 convenant 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 his hand this 13th day of August, 19 90

X John F. Wilbanks
John F. Wilbanks

STATE OF TENNESSEE }
Davidson County }

BOOK 8174 PAGE 768

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John F. Wilbanks

the bargainor, with whom I am personally acquainted * and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of August, 1990.

Commission expires 11/10/91

* or proved to me on the basis of satisfactory evidence. J. PHILLIP JONES Notary Public

J. PHILLIP JONES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
Davidson County }

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted * and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ 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 _____ 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 _____

* or proved to be on the basis of satisfactory evidence.

_____
Notary Public

WARRANTY DEED

FROM
John F. Wilbanks, Unmarried

TO
Kimberly H. Ledbetter, a
married person

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8174 PAGE 769

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	49500.00
CON TX	163.35
PRFEE	1.00
MDEED	6.00
TOTAL	170.35
CHECK	170.35

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/15/90 01 10:34 0001 9896

493987

IDENTIFICATION REFERENCE

AUG 15 10 32 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 346325