file Box 61

ADDRESS OF NEW OWNER: SEND TAX BILLS TO: MAP: 149-11-A

Leader Federal Bank for Savings same PARCEL 70 CO
P. O. BOX 1860
Memphis, Tn. 38101-1860

BOOK 8243 PAGE 966

TRUSTEE'S DEED

THIS INSTRUMENT is made and entered into on this 27 day of November, 1990, by and between LEADER ENTERPRISES, INC., TRUSTEE, appointed TRUSTEE by instrument of record in BOOK 7272, PAGE 100, 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 JUne 17, 1987 and of record in BOOK 7272, PAGE 100, in the Register's Office for Davidson County, Tennessee, Griffin Contractors, Inc. conveyed to LEADER ENTERPRISES, INC., TRUSTEE to secure to Leader Federal Savings and Loan Association the payment of one note in the amount of Five Hundred Fourty Five Thousand Fourty and 00/100——— $ 545.040.00; 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 front 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 $ 42,357.96 this being the highest, last and best bid.

NOW, THEREFORE, this DEED WITNESSETH: THAT FOR AND IN CONSIDERATION OF THE SUM OF $ 42,357.96 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:

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IS
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Land in Davidson County, Tennessee, being lot number 70 on the plan of Rice Hill, Phase 3, as of record in Book 6900, page 292, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Griffin Contractors, Inc.by deed of record in Book 7272, page 105, said Register's Office.

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 27th day of November, 1990.

**Leader Enterprises, Inc., Trustee**

Leader Enterprises, Inc. Trustee

BY: James A. Waechter acting 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 27 day of November, 19 90.

NOTARY: Matthew C Cushing my commission expires: 5-8-91

State of Tennessee)
County of Davidson)

The actual consideration or value for this transaction, whichever is greater, is $ 42,357.96.

AFFIANT

Subscribed to or sworn to before me this 27th day of November, 19 90.

Notary Public: Matthew C Cushing my commission expires: 5-8-91

PREPARED BY:

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

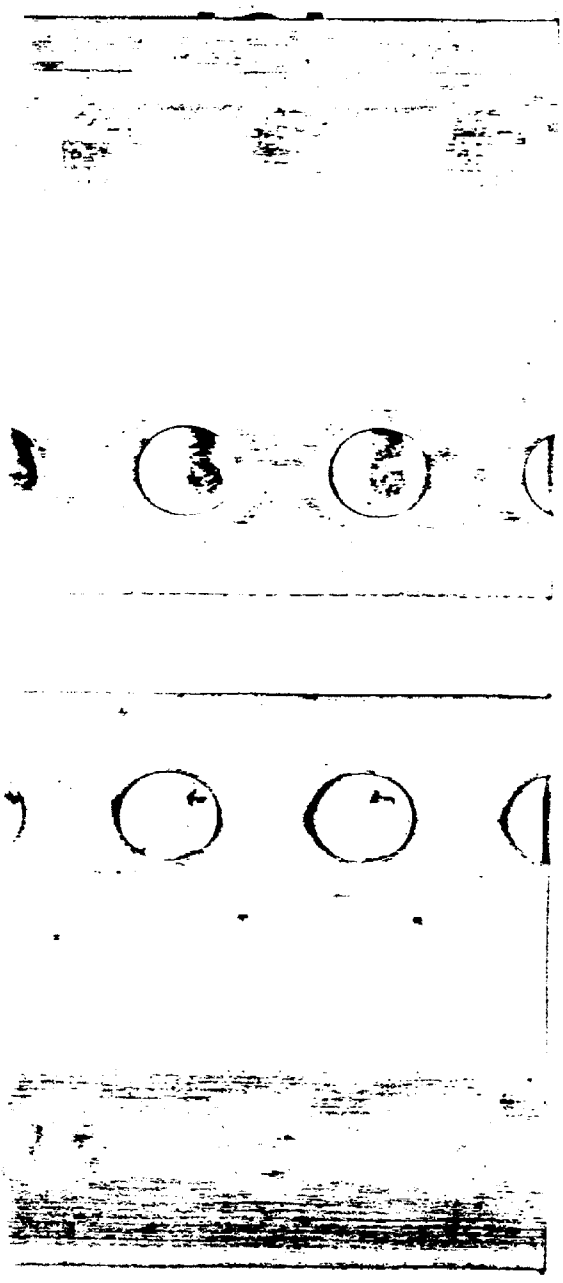
75099

IDENTIFICATION REFERENCE

Nov 27 12 45 PM '90

FELIX Z. WILSON II
DAVIDSON COUNTY, TN

OSSI 11/27 0101 CHECK 149.92



**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8243 PAGE 969

| | | |
|---|---|---|
| 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 42357.96 |
| | | | | CON TX 139.92 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 9.00 |
| | | | | TOTAL 149.92 |
| | | | | CHECK 149.92 |
| 11/27/90 | 01 | | | 12:44 0001 0351 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.50 99

IDENTIFICATION REFERENCE

Nov 27 12 45 PM '90

DAVIDSON COUNTY, TN

No. 376322