ADDRESS OF NEW OWNER:
Leader Federal Bank for Savings
P. O. Box 1860
Memphis, Tennessee 38101-1860

SEND TAX BILLS TO:
same

MAP: 129-15
PARCEL 114

TRUSTEE'S DEED

THIS INSTRUMENT is made and entered into on this 11th day of February, 19 91, by and between LEADER ENTERPRISES, INC., TRUSTEE, appointed TRUSTEE by instrument of record in BOOK 8047, PAGE 992, 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 February 15, 1990 and of record in BOOK 8047, PAGE 992, in the Register's Office for Davidson County, Tennessee, Cathcart H. Louque, a married person conveyed to LEADER ENTERPRISES, INC., TRUSTEE to secure to Leader Federal Bank for Savings the payment of one note in the amount of ELEVEN THOUSAND,FIVE HUNDRED, SIXTY-NINE DOLLARS & 43/100---$***11,569.43; 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 south 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 $***13,469.31 this being the highest, last and best bid.

NOW, THEREFORE, this DEED WITNESSETH: THAT FOR AND IN CONSIDERATION OF THE SUM OF $***13,469.31 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:

LAND in Davidson County, Tennessee, being Lot No. 77 on the Plan of West Meade Highlands, Section 2, of record in Plat Book 3700, pages 124 and 125, Register's Office for said County.

SAID Lot No. 77 fronts 125.0 feet on the southerly margin of Highland Crest Drive and extends back 127.4 feet on the easterly line and 119.5 feet on the westerly line to a broken line in the rear, measuring 186.3 feet thereon.

BEING the same property conveyed to Cathcart H. Louque by deed from Rami Weismark and wife, Janet S. Weismark of record in Book 7769, page 405, Register's Office for Davidson County, Tennessee.

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 11th day of February, 19XX 91.

Leader Enterprises, Inc., Trustee

Leader Enterprises, Inc. Trustee

BY: By JAW Waechter authy 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 11th day of February, 19 91.

NOTARY: _____ my commission expires: 11-2-93

State of Tennessee)
County of Davidson)

The actual consideration or value for this transaction, whichever is greater, is $ 13,469.31.

_____
AFFIANT

Subscribed to or sworn to before me this 11th day of February, 19 91.

Notary Public: _____ my commission expires: 11/2/93

PREPARED BY:

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

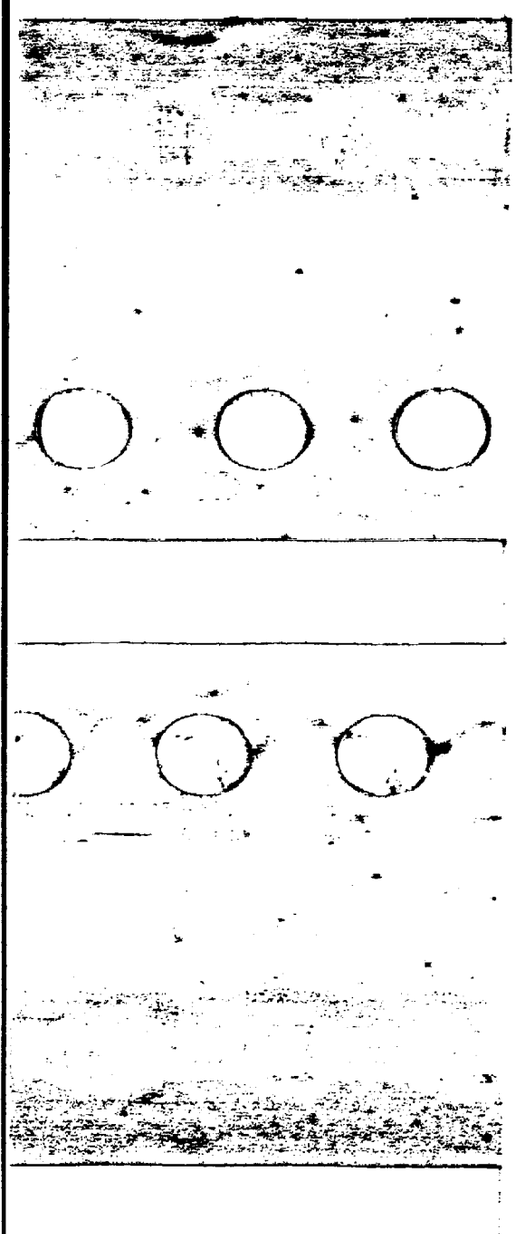
91 8755

IDENTIF. TREFERENCE

FEB 11 12 38 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

5683 02/11 0101 03CHECK 54.55



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8290 PAGE 504

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

MAMT 13469.31
ERR CO
~~MAMT 13469.31~~
CAMT 13469.31
CON TX 44.55
PRFEE 1.00
WDEED 9.00
TOTAL 54.55
CHECK 54.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/11/91 01 12:37 0001 5683

91875

IDENTIF. TREFERENCE

FEB 11 12 38 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 396003