FILE BOX 61

FORM NO. WD-1 REV. 10-86

BOOK 8343 PAGE 103

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,300.00

Michael D. Ellson Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 91

Notary Public

MY COMMISSION EXPIRES: 2-8-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James, Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | MORTGAGEE: T.H.D.A. | MAP-PARCEL NUMBERS |
|---|---|---|
| Michael D. Ellson, Jr. & | Fireman's Fund Mortgage Corporation | 149-11A/6300 |
| (NAME) | (NAME) | |
| 1433 Rice Hill Circle | 27555 Farmington Road | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Antioch, TN 37013 | Farmington Hills, MI 48334-3357 | |
| (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 Federal Bank for Savings

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Ellson, Jr. and wife, Mary K. Ellson

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. 63 on the Plan of Rice Hill, Phase 3, of record in Book 6900, Page 292, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Leader Federal Bank for Savings by deed of record in Book 8243, Page 970, said Register's Office.

11201

IDENTIF. REFERENCE

MAY 2 12 32 PM '91

FELIA E. ... DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 1433 Rice Hill Circle Antioch, TN 37013
(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 30th day of April, 19 91

Leader Federal Bank for Savings
BY: [signature]

STATE OF TENNESSEE
Davidson County

BOOK 8343 PAGE 104

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 FRANK E. BUICE and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the vice president and _____ respectively of the Leader Federal Bank for Savings the within named bargainor, a corporation, and that (he ) as such vice president and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said FRANK E BUICE as such vice president, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, TN on this the 30th day of April, 19 91

My commission expires 5-8-91

_____
Notary Public

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.

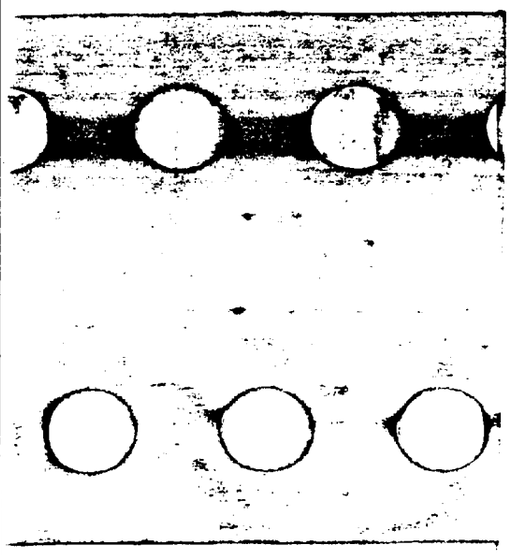
Witness my hand, at office, this _____ day of _____, 19___.

_____
Notary Public

My commission expires:

_____

9445 05/02 0101 03CHECK 205.99



**OFFICIAL RECEIPT**

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

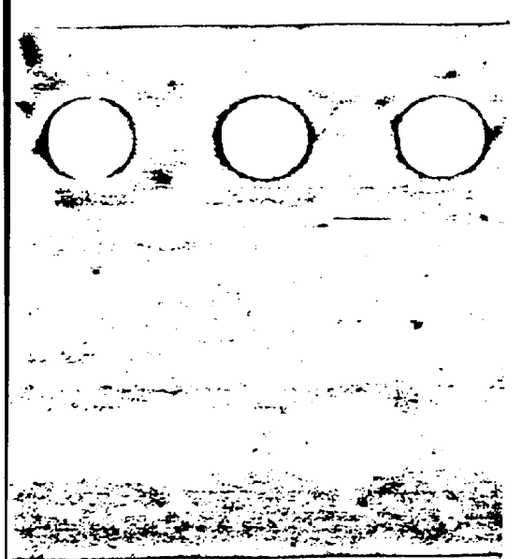
RECEIVED OF _____

FOR _____

BOOK 8343 PAGE 105

| | | |
|---|---|---|
| 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 | 60300.00 |
| CON TX | 198.99 |
| PRFEE | 1.00 |
| WDEED | 6.00 |
| TOTAL | 205.99 |
| CHECK | 205.99 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/02/91 01 10:32 0001 8445

11:201

IDENTIF. TREFERENCE

MAY 2 10 32 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 418101