PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cb) (Title No: 30863)
Dav. Co. File: Box 8

PERCY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 155,000.00

Shirley Ann Roquemore Smith
Affiant

Sworn and subscribed before me this
day of June, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Shirley Ann Roquemore Smith
6133 Montcrest Drive
Nashville, TN 37215

MORTGAGEE:
Leader Federal Bank for Savings
P. O. Box 2926
Memphis, TN 38101-2926

MAP-PARCEL NUMBERS
FH 14630, 158-3-7

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Esther T. Conrad, a single person,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Shirley Ann Roquemore Smith and Alvin Lane Roquemore,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 52 on the plan of Hillsboro Park, Section II, of record in Book 2331, page 61 and 62, Register's Office for said County.

SAID Lot No. 52 fronts 190 feet on the broken northwesterly margin of Montcrest Drive and extends back 306.5 feet on the northeasterly line and 251.8 feet on the southwesterly line to a dead line in the rear, measuring 164 feet thereon.

BEING the same property conveyed to John B. Conrad and wife, Esther T. Conrad by deed from Harold C. McGuigan and wife, Althea W. McGuigan of record in Book 3894, page 425, said Register's Office. John B. Conrad has since died.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

21254

JUN 11 12 06 PM '91

2709 06/11 0101 03CHECK 518.50

This is improved property, known as: 6133 Montcrest Drive, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 6th day of June, 1991.

Esther T. Conrad
Esther T. Conrad

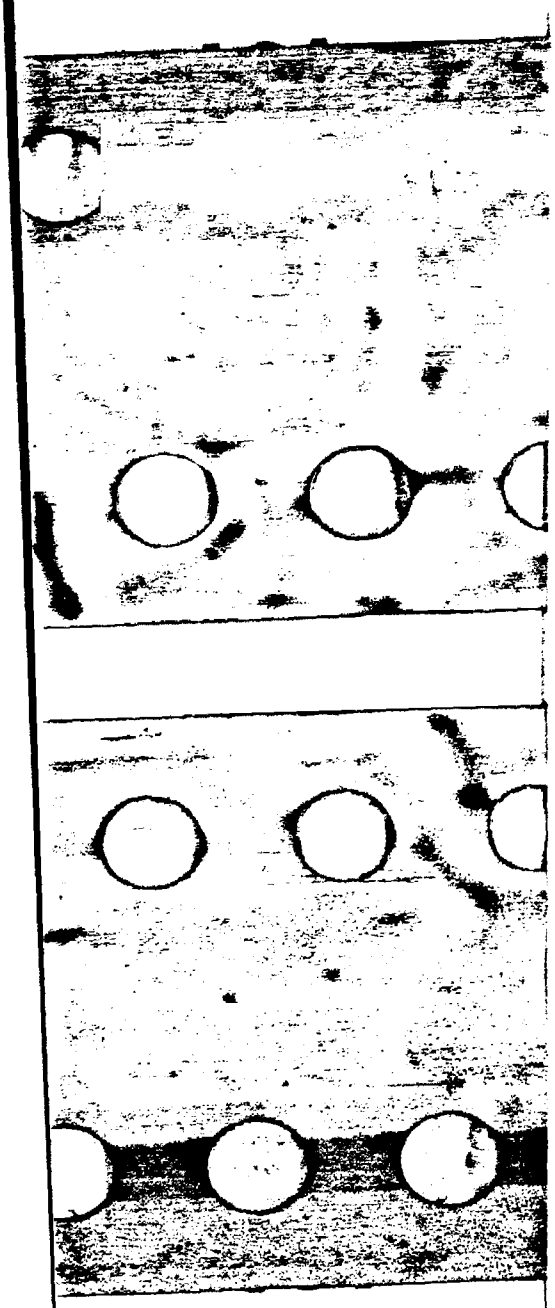
State of Tennessee
County of Davidson

On this 6th day of June, 1991, before me the undersigned authority, personally appeared Esther T. Conrad, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

PERCY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8371 PAGE 417

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	CAMT
	~~155000.00~~
CON TX	511.50
PRFEE	1.00
WDEED	6.00
TOTAL	518.50
CHECK	518.50

06/11/91 01 12:06 0001 2709

21254

IDENTIFICATION REFERENCE

JUN 11 12 06 PM '91

No. 429765