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: (blw) (Title No: 31265)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 126,000.00

Karen A. Leipziger
Affiant

Sworn and subscribed before me this 30th day of October, 1991.

Notary Public

My Comm. Expires: Sept 16, 1995

ADDRESS NEW OWNER:
Karen A. Leipziger
1112 Batey Drive
Nashville, TN 37204

MORTGAGEE:
Chemical Bank N.A.
c/o Chemical Mortgage Company
P. O. Box 06352
Columbus, OH 4206

MAP-PARCEL NUMBERS
131-8-76

BOOK 8475 PAGE 943

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 **Wayne T. Conrad and spouse, Betty L. Conrad,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Karen A. Leipziger and spouse, Dennis A. Taylor,** 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. 8 on the plan of Lea-Gran Estates, of record in Book 2083, page 88, Register's Office for said County.

Said Lot No. 8 fronts 115 feet on the northerly margin of Batey Drive and extends back between parallel lines 178 feet to a dead line.

Being the same property conveyed to Wayne T. Conrad by deed from Louise Rundle, unmarried, of record in Book 7925, page 477, Register's office for Davidson County, Tennessee.

The property herein described is subject to restrictive covenants of record in Book 2271, page 241, said Register's Office, and to the matters set forth in the above-referenced plan of record.

5856 FIDELITY REFERENCE Oct 31 2 05 PM '91 FEE 473.20

This is improved property, known as: 1112 Batey Drive, Nashville, TN 37204

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 30th day of October, 1991.

Wayne T. Conrad
Wayne T. Conrad

Betty L Conrad
Betty L. Conrad

State of Tennessee
County of Davidson

On this 30th day of October, 1991, before me the undersigned authority, personally appeared Wayne T. Conrad and Betty L. 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.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 8475 PAGE 944

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 126000.00
CON TX 466.20
PRFEE 1.00
DEED 6.00
TOTAL 473.20
CHECK 473.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/31/91 01 14:06 0001 7798

5.8.5.6.4.

IDENTIFICATION REFERENCE

Oct 31 2 05 PM '91

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 472481