Box 1

BOOK 8561 PAGE 506

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } At Large

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February, 19 92

Notary Public

MY COMMISSION EXPIRES: September 9, 1995

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Leon LeMar Lecker (NAME)	Dominion Bankshares Mortgage Corporation (NAME)	133-13-0
563 Elysian Fields Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 9703 (STREET ADDRESS)	44.00
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	McLean, VA 22102 (CITY) (STATE) (ZIP)	06DU 19665

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, Estate of Lewis Carr Duncan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leon LeMar Lecker and wife, Thelma Charlene Lecker

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. 590 on the Plan of Caldwell Hall, Section VII, as revised for two lots and shown on the Plan of record in Plat Book 3106, Page 106, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Odie Duncan and wife, Hallie Duncan by deed of record in Book 4737, Page 72, Register's Office for Davidson County, Tennessee. Hallie Duncan predeceased Odie Duncan. Said property vested in Lewis Carr Duncan pursuant to attached Heirship Affidavit.

This conveyance is executed by the Executrix pursuant to court order of sale by Davidson County, Tennessee Probate No. 98023 in the estate of Lewis Carr Duncan.

This conveyance is subject to any and all existing restrictions and easements of record.

8.8.0.5.8.

IDENTIFICATION REFERENCE

Feb 28 2 02 PM '92

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

This is (X) unimproved ( ) improved property, known as 563 Elysian Fields Road, Nashville, TN 37211
(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 26th day of February, 19 92

Estate of Lewis Carr Duncan
By: Helen G. Cothron
Helen G. Cothran, Executrix

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen G. Cothran, Executrix for the Estate of Louis Carr Duncan

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 26th day of February, 1992.

Commission Expires 10-9-95

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

Commission Expires _____ Notary Public

WARRANTY DEED

FROM

TO

5594 02/28 0101 03CHECK 240.84

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697



OFFICIAL RECEIPT

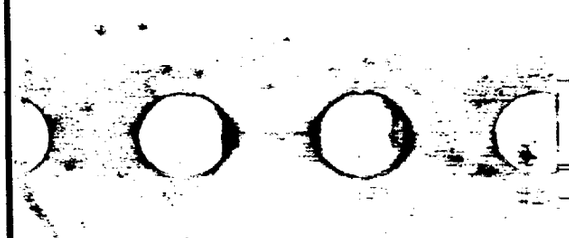
FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8561 PAGE 508



CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 63200.00
CON TX 233.84
PRFEE 1.00
WDEED 6.00
TOTAL 240.84
CHECK 240.84

02/28/92 01 14:52 0001 5594



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



8.8.0.5.8.

IDENTIFI REFERENCE

FEB 28 2 52 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 506102