File Box 43

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $73,900.00

Michael D. Leach
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 92

Notary Public

MY COMMISSION EXPIRES 12-17-93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Taylor, Philbin, Pigue, Marchetti & Long, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Michael D. Leach, et ux (NAME)	NationsBanc Mortgage Corporation (NAME)	64-16-C-2000
500 Selsey Court South (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	4D-93676
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Richmond, VA 23219 (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, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Leach, unmarried

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. 20 on the Plan of Section One, Wembley Downs, of record in Plat Book 7900, Page 301, said Register's Office.

SAID Lot No. 20 which is a corner lot, fronts 15.72 feet on the westerly margin of Selsey Court South and fronts 77.94 feet on the southerly margin of Wembley Drive, said frontages being joined by a curve having a length of 38.46 feet and extends back 45.43 feet on the westerly line and 101.98 feet on the southerly line to a point of intersection.

Being part of the same property conveyed to Phillips Builders, Inc. by deed from Robert L. Eatherly (a/k/a R. L. Eatherly), Trustee of record in Book 8303, Page 659, Register's Office for Davidson County, Tennessee.

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

07001

IDENTIFICATION REFERENCE

MAP - PARCEL

unimproved ( )
This is improved (X) property, known as 500 Selsey Court South, Hermitage, TN 37076
(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 92

Phillips Builders, Inc.

BY: Ruth Malatesta, Asst. Vice President Ruth Malatesta, Assistant Vice President

STATE OF TENNESSEE
Davidson County

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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 Ruth Malatak

XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon ~~(their several)~~ her oath ~~s~~ acknowledged ~~(themselves)~~ herself to be the Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX ~~respectively~~ of the Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such Asst. Vice-President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Ruth Malatak as such Asst. Vice-Presiden XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXXXX

Witness my hand and official seal at office at Nashville, TN on this the 30th day of April, 1992.

My commission expires 11-21-92 [signature]
Notary Public

WARRANTY DEED

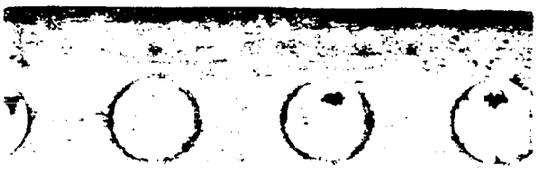
FROM

Phillips Builders, Inc.

TO

Michael D. Leach

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

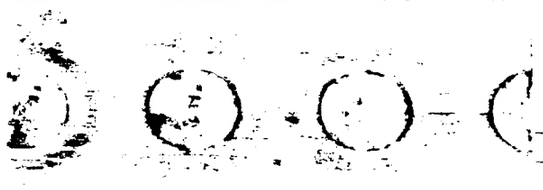
FOR _____

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CO CONVEYANCE	CC CERTIFIED COPY		MISC - MISCELLANEOUS
MG 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



CHMT	73900.00
CON TX	273.43
PRFEE	1.00
MTEED	6.00
TOTAL	230.43

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 230.43

[illegible] 92 01 10:27 0001 0020



07 UUI

IDENTIF. REFERENCE

May 1 [illegible] 20 29 '92

[illegible]

No. 527295