BOOK 9193 PAGE 284

STATE OF TENNESSEE
COUNTY OF SUMNER

93-820

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,971.49

James S. Sweeney, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December, 19 93

Janis L. Duree
Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 7/23/94

Mail

THIS INSTRUMENT WAS PREPARED BY

Escrow Corporation, 315 West Main Street, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James S. Sweeney, Sr.	Leader Federal Bank	43-2-A-241
(NAME)	(NAME)	
104 Jackson Lane	P. O. Box 1860	11D 31154
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Hendersonville, TN. 37075	Memphis, TN. 38101-1860	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

6303 12/20 0101 03CHECK 12.50

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, Rhonda L. Frazier, ~~unmarried~~x

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James S. Sweeney, Sr.

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:**

Being Lot No. 241 on the Plan of the Resubdivision of a portion of Phase 3, Cedarwood Courtyard Homes, of record in Plat Book 5200, page 590, Register's Office for Davidson County, Tennessee, together with an interest in the common areas of Cedarwood Courtyard Homes to which Plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Rhonda L. Frazier, unmarried by deed from Sandra J. Whistle, unmarried, filed of record in Book 8748, page 105, Register's Office for Davidson County, Tennessee.

The within named Grantee hereby agrees to assume and promises to pay the unpaid balance of a certain indebtedness of record in Book _____, page _____, Register's Office for said County, payable to Leader Federal Bank, to which reference is hereby made for complete terms and conditions thereon.

This deed has been prepared from information furnished by the parties, and preparer makes no warranty or guaranty as to accuracy of information.

Larry K. Frazier, spouse of the said Grantor, joins in this deed for the purpose of conveying any interest he may have in the said property.

This is unimproved property known as 241 Cedarwood Lane, Madison, TN. 37115

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 her **hand** this 16th **day of** December, **19** 93

Rhonda L. Frazier
Rhonda L. Frazier

Larry K. Frazier
Larry K. Frazier

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

93 DEC 20 PM 2:58
REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
98852

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named Rhonda L. Frazier, ~~unmarried~~ and Larry K. Frazier the bargainor S, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that ~~xxx~~ they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville Tennessee, this 16th day of December, 19 93.

My commission expires 7/23/94

Janis L. Duree
Notary Public Janis L. Duree

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9193 PAGE 286

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	54971.49
CON TX	203.50
PRFEE	1.00
WDEED	8.00
TOTAL	212.50
CHECK	212.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/20/93 01 1459 0001 6303

98852

IDENTIFICATION REFERENCE

93 DEC 20 PM 2:58

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.736278