FORM NO. WD-1 REV. 10-86

BOOK 9357 PAGE 847

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $330,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 1994.

Notary Public

MY COMMISSION EXPIRES: 7-1-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Dyer, James & Taylor, Attys., 30 Burton Hills Blvd.,Suite 200, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Eugene Collins, Builder (NAME)	Leader Federal Bank for Savings (NAME)	151-01-0-A
36 Belcaro Circle (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	PARs 41, 42, 52, 53,
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	54, 55, 59, 62, 65, 66, 68, 69, 74, 76, 77, 78, 79, 81, 82 & 84

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, Leader Enterprises, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eugene Collins, Builder

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 Lots 41, 42, & 52, 53, 54, 55, 59, 62, 65, 66, 68, 69, 74, 76, 77, 78, 79, 81, 82 and 84 on the Plan of Chatham Pointe of record in Plat Book 6900, Pages 444 through 447, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Leader Enterprises, Inc. by deed from Brunson/Gregg, a Tennessee General Partnership composed of William J. Gregg, Sr. and Robert B. Brunson of record in Book 7158, Page 24, said Register's Office.

5442
IDENTIF. ↑ REFERENCE

94 MAY 26 AM 10:36
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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

This is unimproved (X) improved ( ) property, known as _____ Nashville, TN
(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 23rd day of May, 1994

LEADER ENTERPRISES, INC.
BY: William F. Waldrich, III
Assistant Vice President

STATE OF TENNESSEE
Davidson County

BOOK 9357 PAGE 848

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 William F. Waldkirch, III and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the Assistant Vice President and _____ respectively of the Leader Enterprises, Inc. the within named bargainor, a corporation, and that (he / they) as such Assistant Vice President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said William F. Waldkirch, III as such Assistant Vice President and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd day of May, 19 94

My commission expires 5-11-95

_____
Notary Public

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19___, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of

_____

and is authorized by them to execute this instrument on their behalf, as their free act and deed.

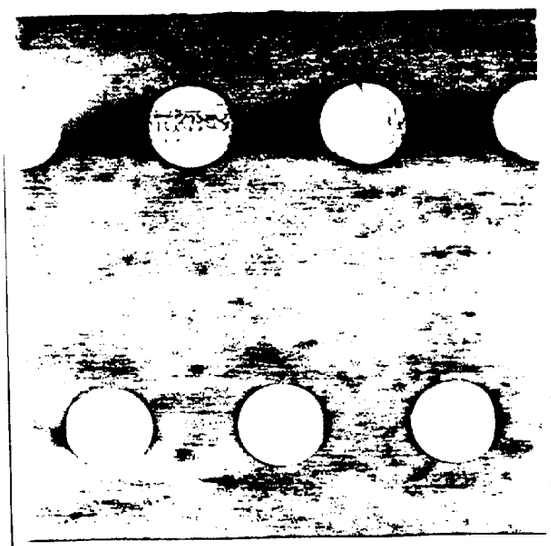
Witness my hand, at office, this _____ day of _____, 19___.

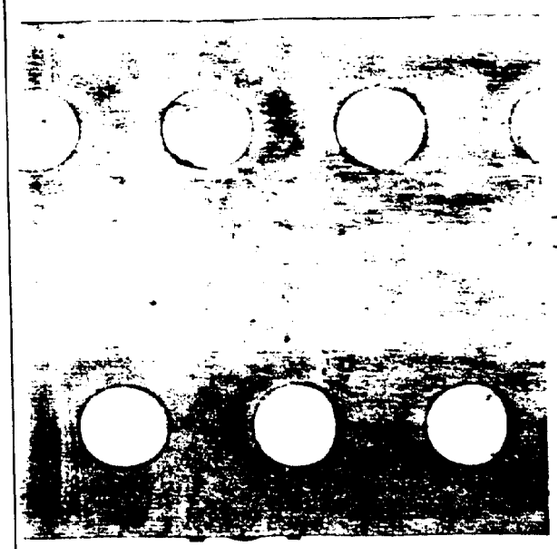
_____
Notary Public

My commission expires:

_____

0799 05/26 01:01 03CHECK 1229.00





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
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 330000.00
CON TX 1220.00
PRFEE 1.00
WDEED 8.00
TOTAL 1229.00
CHECK 1229.00

05/26/94 01 10:36 0001 0799

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54442
IDENTIF. ↑ REFERENCE

94 MAY 26 AM 10:36
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.795779