27A

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 90,668.29

Willie Rigsby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES: July 27, 1996
(AFFIX SEAL)

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie Rigsby (NAME)	Leader Federal Bank for Savings (NAME)	151-1A
3204 Newington Cove (ADDRESS)	5014 Poplar Avenue (ADDRESS)	141CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Memphis, TN 38117 (CITY) (STATE) (ZIP)	2DX 08424

FOR AND 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, Darla J. George

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Willie Rigsby

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. 141 on the Plan of Chatham Pointe, a Planned Unit Development, as of record in Book 6900, pages 444 thru 447, inclusive, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

Deed of Trust of record in Book 8655, page 185 and re-recorded in Book 8683, page 732, said Register's Office, to secure an indebtedness to Leader Federal Bank for Savings in the original principal amount of $82,884.00. ASSUMED BY THE INSURED.

Subject to declaration of covenants, conditions and restrictions of record in Book 7358, page 656 & 792, Book 7599, page 812 and Book 8667, page 381, said Register's Office.

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

Being the same property conveyed to Darla J. George, an unmarried person, by deed from Kenneth S. Victory d/b/a Kenneth Victory Construction Co. and wife, Gail C. Victory, of record in Book 8655, page 182, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3204 Newington Cove, Antioch, TN 37013
(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 28th day of February, 19 95

Darla J. George

Darla J. George

BOOK 9614 PG 445

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Darla J. George

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 Brentwood, Tennessee, this 28th day of February, 19 95.

Commission expires July 27, 1996

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

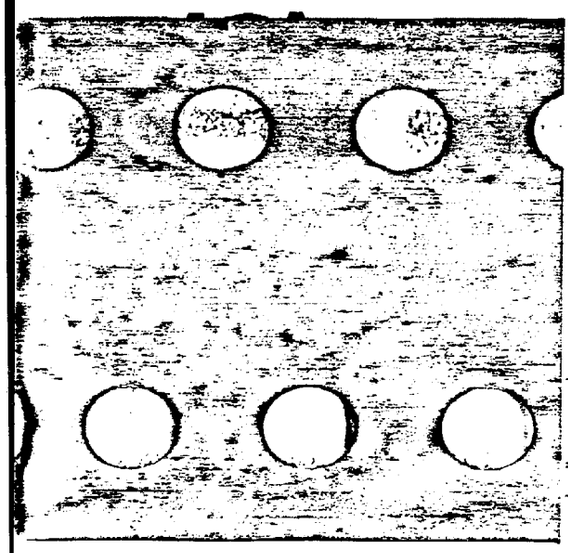
Notary Public

95 MAR -9 AM 8:52
FELIA REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

40480

8646 03/09 0101 03CHECK
344.59



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

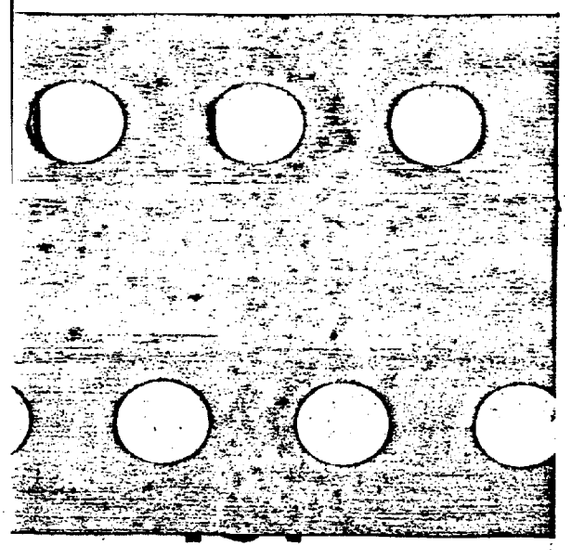
RECEIVED OF _____

FOR _____

BOOK 9614 PG 446

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 90668.29
CON TX 335.59
PRFEE 1.00
WDEED 8.00
MTG TX 344.59
CHECK 344.59

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/09/95 01 08:52 0001 8646

40480
IDENTIF. # REFERENCE

95 MAR -9 AM 8:5

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 888272