ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Michelle A. Holden	Leader Federal Bank for Savings	MAP and PARCEL
2104 Sanborn Drive	Attn: Tax Dept.	95-10-31
Nashville, TN 37210	158 Madison Avenue Memphis, TN 38103	

This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C
, Nashville, TN 37214 (Davidson County - Box 27B)

WARRANTY DEED

BOOK 9664 PG 330

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Raymond C. Hannah, married**, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Michelle A. Holden, married** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 192 on The Plan of Elm Hill Acres, Section 4, as of record in Plat Book 2331, Page 118, Register's Office Davidson County, Tennessee.

Being the same property conveyed to Raymond C. Hannah and wife, Ruth Hannah, as tenants by the entirety, by deed from Amy Estelle Sullivan, a single person, of record in Book 6066, Page 873, Register's Office for Davidson County, Tennessee. The said Ruth Hannah predeceased Raymond C. Hannah leaving him the surviving tenant by the entirety. Raymond C. Hannah convenants that since the death of Ruth Hannah he has not lived in the property as a married person.

This is property with a common address of 2104 Sanborn Drive, Nashville, TN 37210.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 2331, Page 118, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 2442, Page 464, said Register's office; 4) Sanitary Sewer and/or Storm Drainage Easement of record in Book 4260, Page 659, said Register's office.

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $65,300.00

Michelle A. Holden
Affiant

Subscribed and sworn before me this 27th day of April, 1995.

Dawn Eubanks
Notary Public

My Commission Expires: 1-24-98

DAWN EUBANKS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **27th** day of **April, 1995**.

Raymond C. Hannah

Raymond C. Hannah

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared *before me*, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Raymond C. Hannah, married** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville**,, Tennessee, this **27th** day of **April, 1995**.

Dawn Eubanks

Notary Public
My Commission Expires: 1-24-98

File No. 9504-145

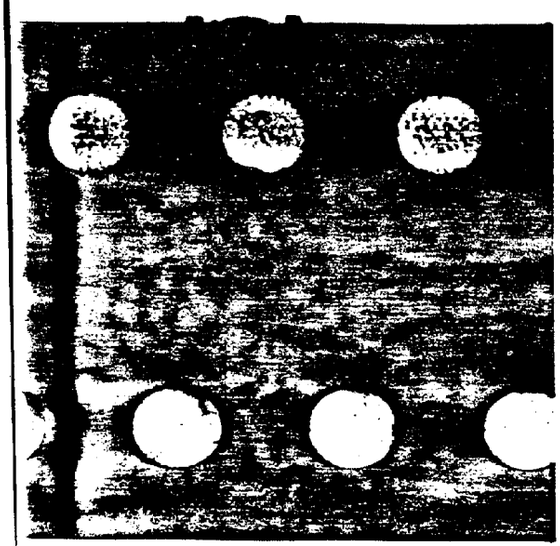
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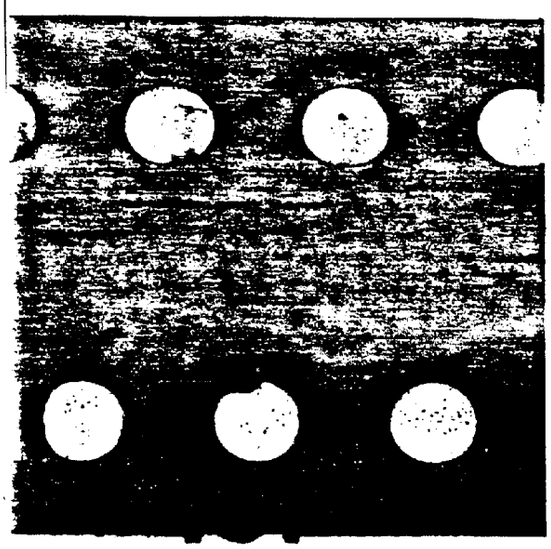
IDENTIF. & REFERENCE

95 MAY -4 PM 1:33

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7757 05/04 0101 03CHECK 250.61





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

RECEIVED OF _____

FOR _____

BOOK 9664 PG 332

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 65300.00
CON TX 241.61
PRFEE 1.00
WDEED 8.00
TOTAL 250.61
CHECK 250.61

05/04/95 01 13:39 0001 7757

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57851
IDENTIF. ↑ REFERENCE

95 MAY -4 PM 1:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 907171