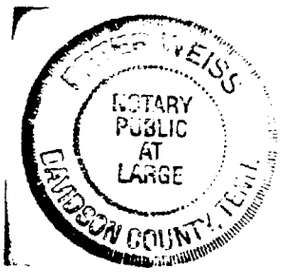
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95-5-48



BOOK 9683 PG 137

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Bernice M. Southall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: September 16, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BERNICE M. SOUTHALL (NAME)	LEADER FEDERAL BANK FOR SAVINGS (NAME)	MAP 081-06
2105 26th Avenue North (ADDRESS)	P. O. Box 2926 (ADDRESS)	PARCEL 191
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Memphis, TN 38101-2926 (CITY) (STATE) (ZIP)	FB #08DA-13825

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, HOMER C. HIBDON, JR., RUBY WOODARD, REDA BISHOP, SHELBY JEAN HUDGINS, ANNIE HIBDON, LINDA SPROUSE, CAROLYN HONEYCUTT, AND BRENDA BOWMAN, AS THE SOLE * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BERNICE M. SOUTHALL, AN UNMARRIED PERSON

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:

A certain tract of land in Davidson County, State of Tennessee, and described according to a Mortgage Loan Inspection by John Kohl, III, Registered Land Surveyor, No. 100, dated May 22, 1995, as follows, to-wit:

BEGINNING at a point in the center of 26th Avenue North, formerly known as Beck Spring Road, said point being 290.1 feet southwardly from the northeast corner of Lot No. 8, of the Harding Bosley Tract; running thence South 2 1/4 degrees West 52.6 feet to a point; thence, South 86 1/2 degrees West 550 1/2 feet to a point in the West line of Lot No. 8; thence, North 2 1/4 degrees East 52.6 feet; thence, North 86 1/2 degrees East 550 1/2 feet to the BEGINNING.

BEING the same property conveyed to the Grantor(s) herein by Deed of even date and being filed for record simultaneously herewith.

BEING the same property conveyed to Chester Hibdon and wife, Alberta Mai Hibdon, by Deed from Charlie Dodd and wife, Mayme Dodd, of record in Book 2543, Page 125, Register's Office for Davidson County, Tennessee. The said parties having since died and Alberta Mai Hibdon having predeceased Chester Hibdon. Chester Hibdon and Homer C. Hibdon are one and the same person and Alberta Mai Hibdon and Alberta Hibdon are one and the same person.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
is is improved (X) property, known as 2105 26th Avenue North, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*HEIRS-AT-LAW OF HOMER C. HIBDON, DECEASED

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 26th day of May 19 95

Homer C. Hibdon, Jr., Heir-at-Law
Ruby Woodard, Heir-at-Law
Reda Bishop, Heir-at-Law
Shelby Jean Hudgins, Heir-at-Law
Annie Hibdon, Heir-at-Law
Linda Sprouse, Heir-at-Law
Carolyn Honeycutt, Heir-at-Law
Brenda Bowman, Heir-at-Law

STATE OF TENNESSEE
COUNTY OF

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 or proved to me on the basis of satisfactory evidence, 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
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, a 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

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 HOMER C. HIBDON, JR., RUBY WOODARD, REDA BISHOP, SHELBY JEAN HUDGINS, ANNIE HIBDON, LINDA SPROUSE, CAROLYN HONEYCUTT, AND BRENDA BOWMAN, AS THE SOLE HEIRS-AT-LAW OF HOMER C. HIBDON, DECEASED, with whom I am personally acquainted (or 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 26th day of May, 1995.

Notary Public

My Commission Expires: September 16, 1995

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

95 MAY 26 PM 3:57

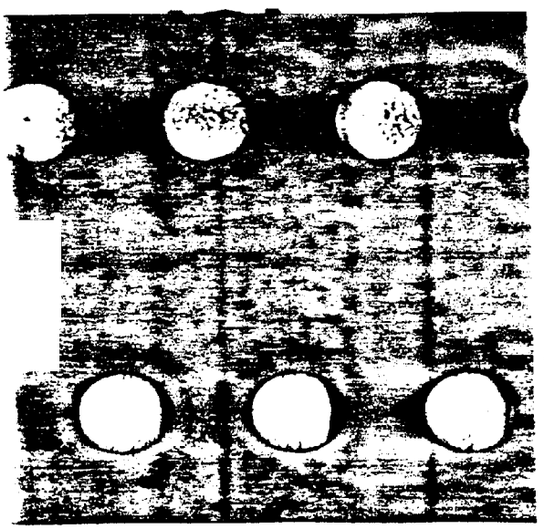
IDENTIF. & REFERENCE

0064501

3201 05/26 2:31 3CHECK

154.40

DCTN01W



OFFICIAL RECEIPT

FELIX Z. WILSON, II

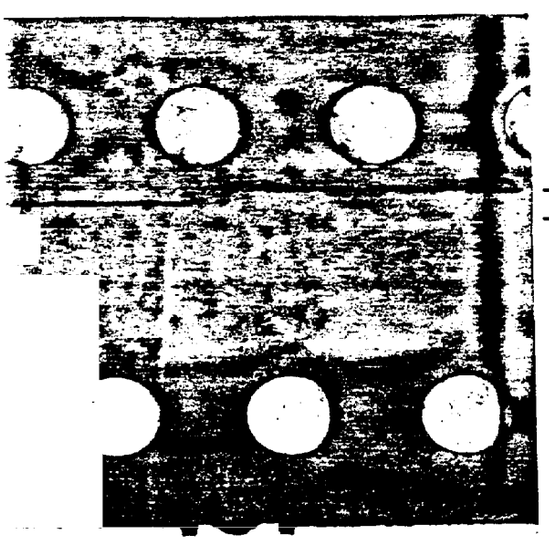
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9683 PG 139

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	42000.00
CON TX	155.40
PRFEE	1.00
WDEED	8.00
TOTAL	164.40
CHECK	164.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95 MAY 26 PM 3:57

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

00645811 IDENTIF. # REFERENCE

No. 914531