BOOK 9756 PG 625

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES 2-21-96

Mail

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
David D. Stepleton, unmarried	Leader Federal bank for Savings	94-01-280 & 23W-12.2
(NAME)	(NAME)	
605 South 14th Street	P.O. Box 2926	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206	Memphis, TN 38101-2926	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, W.T. Clinard and wife, Jessie Clinard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David D. Stepleton, unmarried

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

Located in Nashville, County of Davidson, State of Tennessee, to-wit:

Described land in Davidson County, Tennessee, being part of Lot No. 415, on the plan of Plan of Edgefield Land Company's 4th Subdivision, as shown on plat of record in Book 57, Page 153, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description. Said part of said Lot No. 415 fronts 50 feet on the easterly margin of South 14th Street and runs back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to W.T. Clinard and wife, Jessie Clinard, by Deed of (Continued) **
Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

** Record in Book 9756, Page 622, Register's Office for Davidson County, Tennessee

This is unimproved ( ) improved (XX) property, known as 605 South 14th Street (House Number) (Street) Nashville, TN 37206 (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. Whenever 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 our hand(s) this 19th day of July, 19 95

W.T. Clinard
W.T. Clinard

Jessie B. Clinard
Jessie Clinard

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9756 PG 626

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W.T. Clinard and wife, Jessie Clinard;

the bargainor(s), 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 19th day of July, 19 95

Commission expires 12/21/96

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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 _____ 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_____.

Commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

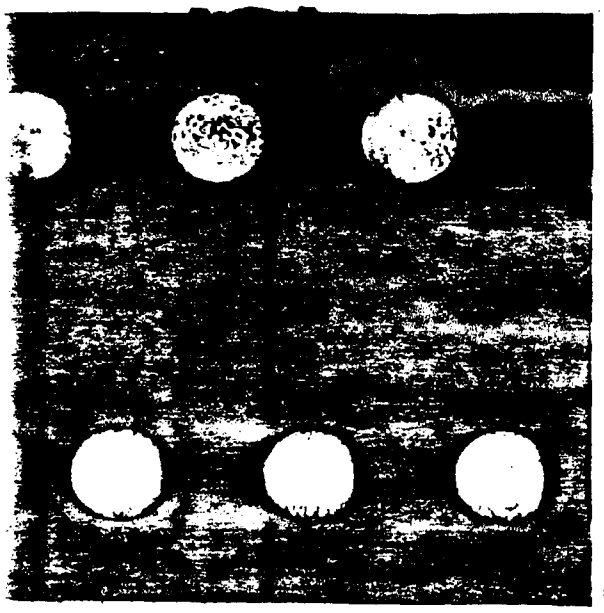
Furnished by:

IDENTIF. ↑ REFERENCE

95 AUG -9 AM 9:07

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

0240 08/09 0101 03CHECK 166.55



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

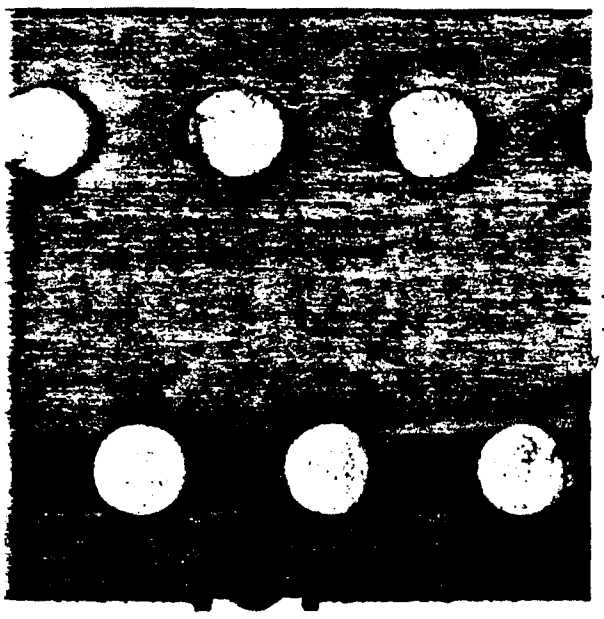
RECEIVED OF _____

FOR _____

BOOK 9756PG627

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CD 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 42500.00
CON TX 157.55
PRFEE 1.00
WDEED 8.00
TOTAL 166.55
CHECK 166.55

08/09/95 01 09:06 0001 0240

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0087432
IDENTIF. ↑ REFERENCE

95 AUG -9 AM 9:07
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 939253