BOOK 9889 PG 37

THIS INSTRUMENT WAS PREPARED BY
Stokes & Bartholomew
Suite 410, 3310 West End Avenue
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF December, 95

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip H. Howe (NAME)	Leader Federal Bank For Savings (NAME)	34-13-215
200 Aurora Avenue (ADDRESS)	158 Madison Avenue (ADDRESS)	
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Memphis, Tn 38103 (CITY) (STATE) (ZIP)	

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, Floyd T. Martin, Jr., and wife, Julia Ruth Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip H. Howe and wife, Julie L. Howe

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. 9 on the Plan of Edgemeade Farm Subdivision, of record in Book 3600, page 69, Register's Office for Davidson County, Tennessee.

SAID Lot No. 9 fronts 115.8 feet on the easterly side of Aurora Avenue, and a parcel dedicated for road purposes as measured on a curve, and runs back between lines, 143.6 feet on the southerly side and 151.5 feet on the northeasterly line to a converging point in the rear.

BEING the same property conveyed to Floyd T. Martin, Jr. by Installment Deed from Jeanette P. Martin of record in Book 6396, page 951, Register's Office for Davidson County, Tennessee.

I, Julia Ruth Martin, wife of Floyd T. Martin, Jr., join for the purpose of conveying any interest I may have in the property, particularly marital rights.

0132167
IDENTIFICATION REFERENCE

95 DEC 14 PM 4:17
FELIX Z. DELISLE, REGISTER
DAVIDSON COUNTY, TN.

B422 12/14 0131 03CHECK 175.50

This is unimproved ( )
This is improved (X) property, known as 200 Aurora Avenue, Madison, Tennessee 37115
(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~~ our hand S this 11th day of December 19 95

Floyd T. Martin, Jr.

Julia Ruth Martin

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 Floyd T. Martin, Jr., and wife, Julia Ruth Martin

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that the.. executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11th day of December, 19 95

Commission expires 5-5-99

Notary Public

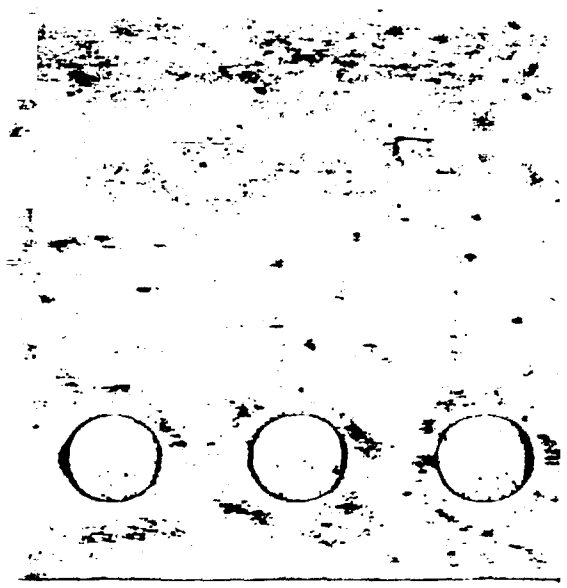
STATE OF TENNESSEE
COUNTY OF

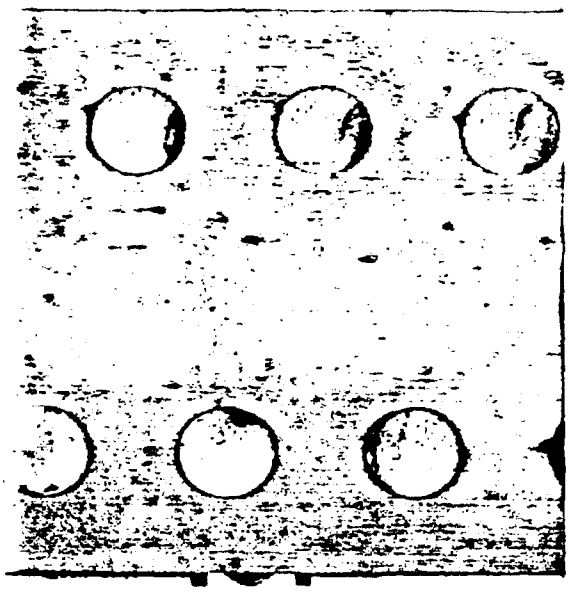
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





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 45000.00	
			CON TX 166.50	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 175.50	
			CHECK 175.50	
12/14/95	01		16:19 0001 3422	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0132167
IDENTIF. ↑ REFERENCE

95 DEC 14 PM 4:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 986873