PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 37266
Dav. Co. File: Box 8

93 DEC 21 AM 9:45

0134171

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Dawn T. Sharp 6048 Bresslyn Road Nashville, Tennessee 37205	Leader Federal Bank for Savings 158 Madison Avenue Memphis, Tennessee 38101-0275

TAX MAP-PARCEL NUMBERS: 115-12-102

BOOK 9895 PG 367

WARRANTY DEED

3576 12/21 0101 03CHECK 360.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Louis H. Brooks, Jr., unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dawn T. Sharp,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 13 on the plan of Resubdivision West Meade Village, of record in Book 3700, page 36, Register's Office for said County.

SAID Lot No. 13 fronts 175.0 feet on the westerly margin of Bresslyn Road and extends back 418.0 feet on the northerly line and 399.9 feet on the southerly line to a dead line in the rear, measuring 175.80 feet thereon.

BEING the same property conveyed to Louis H. Brooks, Jr. and wife, Evelyn Giles Brooks by deed from Patterson and Fox Construction Company, a partnership composed of James E. Patterson and Cecil F. Fox. Evelyn Giles Brooks has since died leaving Louis H. Brooks as the surviving tenant by entirety.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 6048 Bresslyn Road, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of December, 1995.

Louis H. Brooks, Jr.

BOOK 9895 PG 368

State of Tennessee
County of Davidson

On this 20th day of December, 1995, before me the undersigned authority, personally appeared **Louis H. Brooks, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 230000.00

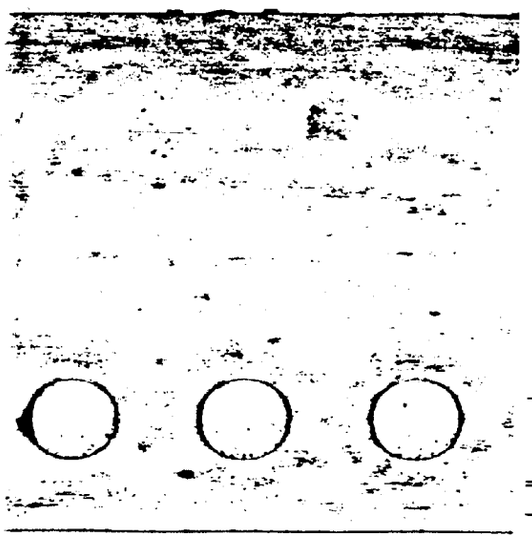
Affiant

Sworn and subscribed before me on the 20th day of December, 1995.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 9895 PG 369

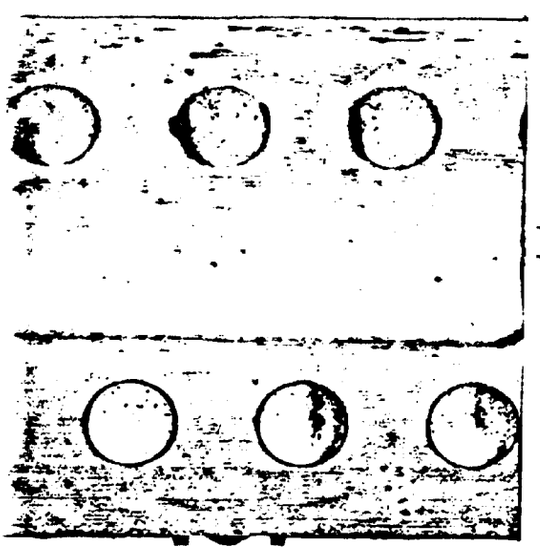
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

AMT	230000.00
CON TX	851.00
PRFEE	1.00
WDEED	8.00
TOTAL	860.00
CHECK	860.00

12/21/95 01 09:45 0001 0596

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0134171
IDENTIF. & REFERENCE

95 DEC 21 AM 9:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 989009