0156015 Leader Fed

IDENTIF. & REFERENCE

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

96 MAR -4 AM 9:53

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (kd) Title No: 37453
Dav. Co. File: Box 8

BOOK 9965 PG 630

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Rebecca L. Heidepriem 924A Lynwood Boulevard Nashville, Tennessee 37205	Leader Federal Bank for Savings 158 Madison Ave Memphis, TN 38103

TAX MAP-PARCEL NUMBERS: 130-15A-001

WARRANTY DEED

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 **H. Walker Upshaw and spouse, Stephanie M. Upshaw,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Rebecca L. Heidepriem, unmarried,** 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. 1A on the Plan of Lot Number 1, Lynwood and Tyne of record in Plat Book 8250, Page 81, Register's Office for said County.

BEING the same property conveyed to H. Walker Upshaw and spouse, Stephanie M. Upshaw by deed from John J. Sangervasi and spouse, Sandy Sangervasi of record in Book 8809, Page 430, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 8534, Page 515, said Register's Office and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 924A Lynwood Boulevard, 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 1st day of March, 1996.

H. Walker Upshaw

Stephanie M. Upshaw

State of Tennessee
County of Davidson

On this 1st day of March, 1996, before me the undersigned authority, personally appeared **H. Walker Upshaw** and **Stephanie M. Upshaw**, 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.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

My Commission Expires: _____ 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: $ 285000.00

Affiant

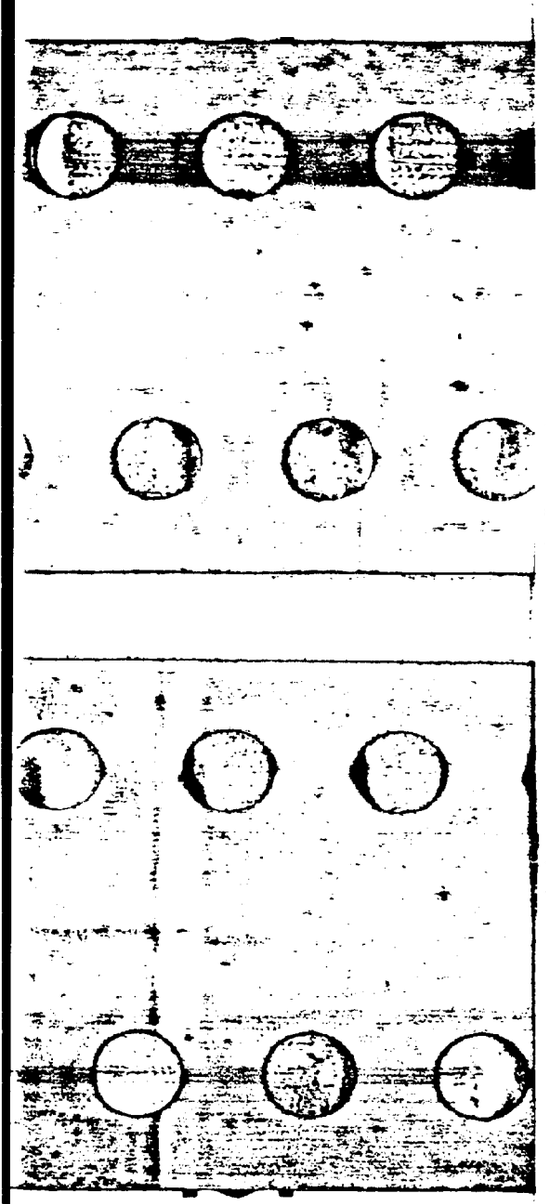
Sworn and subscribed before me on the 1st day of March, 1996.

Notary Public

My Commission Expires: 1/29/2000

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires: 1/29/2000

3997 03/04 0101 03CHECK 1063.50



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

RECEIVED OF _____

FOR _____

BOOK 9965 PG 632

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

MAMT
285000.00
MOR TX 1054.50
PRFEE 1.00
WDEED 8.00
TOTAL 1063.50
CHECK 1063.50

03/04/96 01 09:54 0001 3997

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0156015
IDENTIF. # REFERENCE

96 MAR -4 AM 9:5[illegible]
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1012120