BOOK 10006 PG 252

[ADDRESS NEW OWNER:]	SEND TAX BILL TO:	MAP-PARCEL NOS.
[Margaret M. Demetri	Leader Federal Bank for Savings	MAP and PARCEL
[Leslie Robert Demetri, Jr.	Attn: Tax Dept.	
[257 New Sawyer Brown Road	158 Madison Avenue	128-10-75
[Nashville, TN 37221	Memphis, TN 38103	

[This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C
[, Nashville, TN 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Kevin A. Hopkins and E. Lynn Hopkins, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Margaret M. Demetri and Leslie Robert Demetri, Jr., wife and husband, and Mary T. Dampman, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 104 on the Plan of Stacy Square, Section 3, of record in Book 4175, Page 154, said Register's Office.

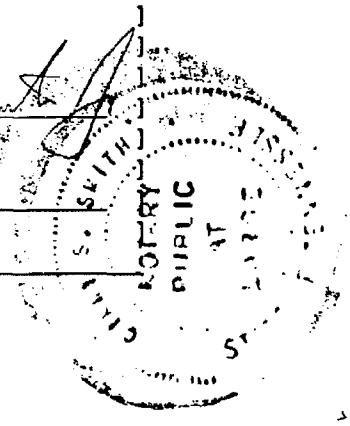
Said Lot No. 104 fronts 85.0 feet on the northwesterly side of Sawyer Brown Road and runs back 123.6 feet on the southwesterly line and 125.3 feet on the northeasterly line to a line in the rear which measures 85.02 feet.

BEING the same property conveyed to Kevin A. Hopkins and wife, E. Lynn Hopkins by warranty deed from Charlene Kay Chaplin McCrary and husband, Donald R. McCrary, of record in Book 7779, Page 218, Register's Office, Davidson County, Tennessee.

This is property with a common address of 257 New Sawyer Brown Road, Nashville, TN 37221.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: **1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 4175, Page 154, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 4467, Page 85, said Register's office.**

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $95,500.00
[
[Affiant
[Subscribed and sworn before me this 29th day of March, 1996.
[
[My Commission Expires: 5/23/98 Notary Public



BOOK 10006 PG 253

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **29th** day of **March, 1996.**

/ Kevin A. Hopkins
Kevin A. Hopkins

/ E. Lynn Hopkins
E. Lynn Hopkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Kevin A. Hopkins and E. Lynn Hopkins, husband and wife** , with whom I am personally acquainted, or who 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 **29th** day of **March, 1996.**

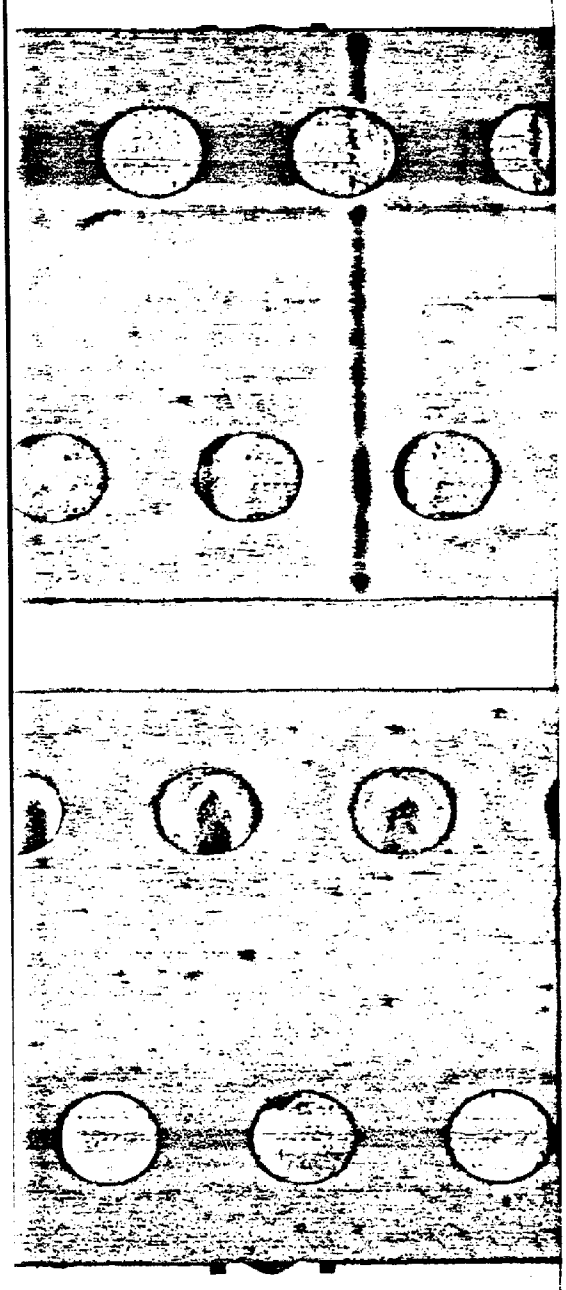
Notary Public
My Commission Expires:

File No. 9603-134

0168288
IDENTIF. ➔ REFERENCE

96 APR -8 AM 9:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

7199 04/08 0101 03CHECK 362.35



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

RECEIVED OF _____

FOR _____

BOOK 10006 PG 254

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 95500.00
CON TX 353.35
PRFEE 1.00
WDEED 8.00
TOTAL 362.35
CHECK 362.35

04/08/96 01 09:17 0001 7199

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0168288
IDENTIF. ↑ REFERENCE

96 APR -8 AM 9:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1025187