10027 PG 889

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: (jh) Title No: 37579
Dav. Co. File: Box 8

96 APR 26 AM 9:48

0175220

IDENTIFICATION REFERENCE

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Michael A. Leech Elizabeth J. Leech 2035 Lombardy Avenue Nashville, TN 37215	Tennessee Teachers Credit Union,Cucorp, Inc. 1400 8th Avenue South Nashville, TN 37203

TAX MAP-PARCEL NUMBERS: 117-07-J-11

4517 04/26 0101 03CHECK 514.05

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 **W. Mark Schaefer and spouse, Heather V. Schaefer,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael A. Leech and spouse, Elizabeth J. Leech,** 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:**

A condominium apartment in Davidson County, Tennessee, being Unit No. 2035 of The Kingsbridge Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act as shown on Exhibit C to the Master Deed of record in Book 7105, page 777 as amended in Book 7457, page 15, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartments appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to W. Mark Schaefer and Heather S. Vetter, both unmarried, by deed from Mary W. Francis of record in Book 8791, page 421, Register's Office for said County. By Quitclaim Deed of record in Book 9177, page 23, said Register's Office, a tenancy by the entirety was created in W. Mark Schaefer and wife, Heather V. Schaefer.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 7105, Page 777 and Book 7457, page 15, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.
This is improved property, known as: 2035 Lombardy Avenue, Nashville, TN 37215

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 23rd day of April, 1996.

W. Mark Schaefer

Heather V. Schaefer

State of Tennessee
County of Davidson

RBook 10027 Pg 890

On this 23rd day of April, 1996, before me the undersigned authority, personally appeared **W. Mark Schaefer** and **Heather V. Schaefer**, 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: $ 136500.00

Affiant

Sworn and subscribed before me on the 23rd day of April, 1996.

Notary Public

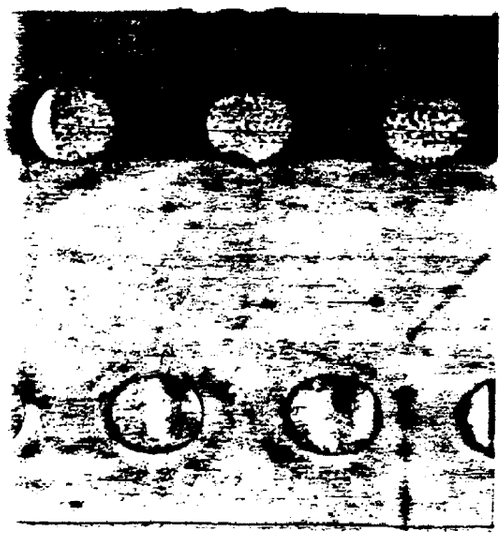
My Commission Expires:

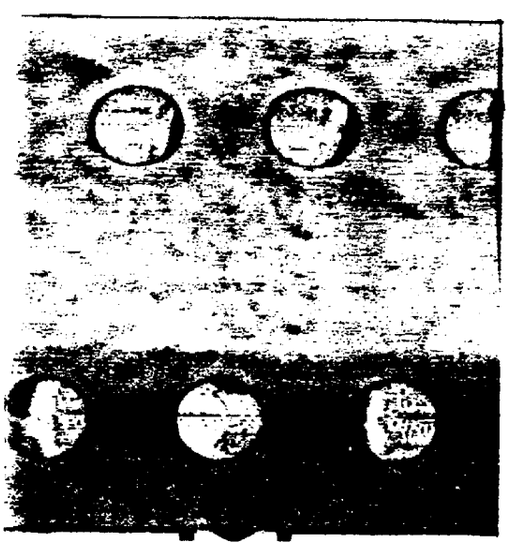
CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE





RECEIVED OF _____

FOR _____

BOOK 10027 PG 891

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 136500.00
				CON TX 505.05
				PRFEE 1.00
				WDEED 8.00
				TOTAL 514.05
				CHECK 514.05
04/26/96	01			09:52 0001 4517

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0175220
IDENTIFICATION REFERENCE

96 APR 26 AM 9:48
FELIX Z. WILSON, II
REGISTER OF
DAVIDSON COUNTY, TN.

No. 1032574