54-05

BOOK 10044 PG 714

STATE OF TENNESSEE 96-1056
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

James D Stephenson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May, 19 96.

Notary Public Kenneth M. Ballew

MY COMMISSION EXPIRES: 11/22/97

THIS INSTRUMENT WAS PREPARED BY

Kenneth M. Ballew, Atty, 30 Burton Hills Blvd., Suite 240, Nashville, TN 37215

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Stephenson	Leader Federal Bank for Savings	127-0-133
(NAME)	(NAME)	
8350 Merrymount Drive	158 Madison Avenue	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37221	Memphis, TN 38101-0275	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Edward A. Peacock and wife Amanda H. Peacock

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James D. Stephenson

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson (CIVIL DISTRICT) COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, State of Tennessee, Being Lot No. 12, on the Plan of Section Three, John Cummingham Estates, of record in Book 4860, Page 69, Register's Office for said County.

Said Lot No. 12 fronts 138.96 feet on the westerly margin of Merrymount Drive and extends back 301.67 feet on the northerly line and 491.25 feet on the southerly line to a broken line in the rear, measuring 334.42 feet thereon.

BEING the same property conveyed to Edward A. Peacock and wife Amanda H. Peacock by deed from William O. Jones and wife Vickie H. Jones, filed of record in Book 9537, page 879, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

9711 05/08 0101 03CHECK 527.00

This is improved property known as 8350 Merrymount Drive, Nashville, TN 37221

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 their hands this 7th day of May, 19 96.

Edward A. Peacock

Amanda H. Peacock

Amanda H. Peacock

96-1056

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Kenneth M. Ballew, a Notary Public in and for said County and State, the within named

Edward A. Peacock and wife Amanda H. Peacock

the bargainor s, with whom I am personally acquainted, (or 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 7th day of May, 1996.

My commission expires 11/22/97

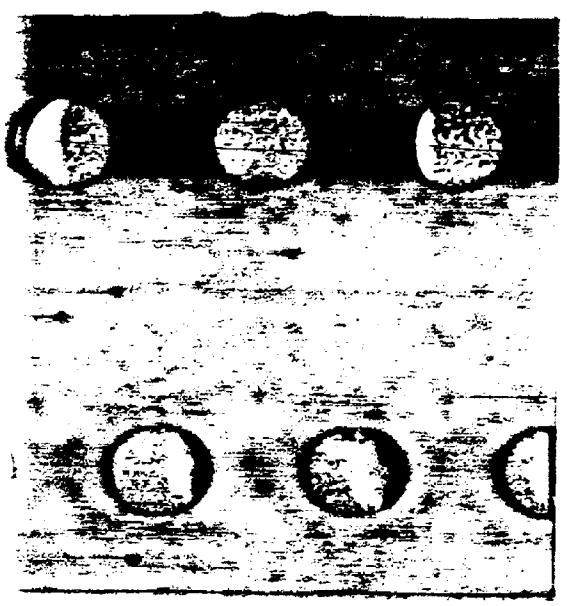
Notary Public Kenneth M. Ballew

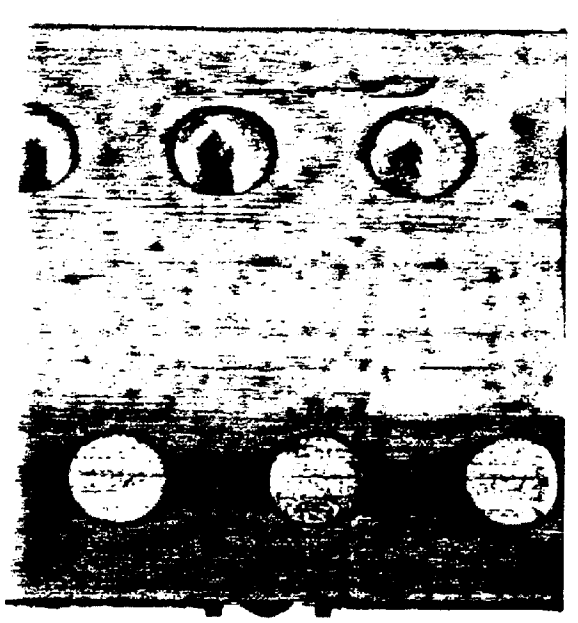
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0180035
IDENTIF. ↑ REFERENCE

96 MAY -8 PM 2:05

CLERK & MASTER/REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10044 PG 716

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
140000.00
CON TX 518.00
PRFEE 1.00
WDEED 8.00
TOTAL 527.00
CHECK 527.00
05/08/96 01 14:09 0001 9711

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0180035
IDENTIF. ↑ REFERENCE

96 MAY -8 PM 2:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1037712