STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,000.00

Gary F. Dillard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21ST DAY OF JUNE, 1996.

Notary Public

(AFFIX SEAL)

My Commission Expires: 4/15/2000

6892 06/24 0101 03CHECK 290.20

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Madison Title Company
101 Shepherd Hills Drive
Madison, Tennessee 37115

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Gary F. Dillard 1339 General George Patton Rd Nashville, TN. 37221	Boatmens' National Mortgage, Inc. 4041 Knight Arnold Road Memphis, TN 38118	108-16-F

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain note and deed of trust executed by Michael L. Hader and wife, Judith I. Hader payable to Secretary of Veterans Affairs, in original principal amount of $62,500.00, filed for record in Book 9059, page 712, Register's Office, Davidson County, Tennessee, which the Grantee herein agrees to assume in full and hold Grantors harmless from same.

We, **MICHAEL L. HADER and wife, JUDITH I. HADER**, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said **GARY F. DILLARD**, (the "Grantees"), his successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

Being Lot 8-A, Zone Lot Division of Lots 8, 9 and 39, Section One of Percy Priest Woods, of record in Plat Book 5200, page 701, amended in Book 5200, page 472, said Register's Office, to which reference is made for a more complete description.

Being the same property conveyed to Michael L. Hader and wife, Judith I. Hader, by deed of record in Book 9059, page 709, Register's Office, Davidson County, Tennessee.

This is improved/unimproved property known as 1034 Pleasant View Drive, Nashville, TN 37214

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand(s) this the 21st day of June, 1996.

MICHAEL L. HADER, Grantor

GARY F. DILLARD, Grantee

JUDITH I. HADER, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Michael L. Hader and wife, Judith I. Hader and Gary F. Dillard, the within named bargainor, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 21th day of June, 1996.

NOTARY PUBLIC

My Commission Expires: 4/15/96

0195885
IDENTIF. A REFERENCE

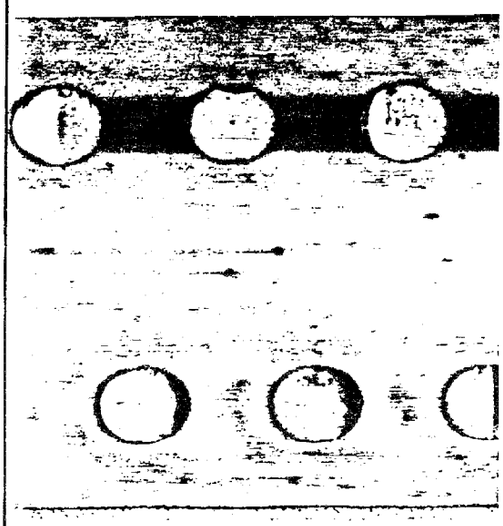
96 JUN 24 PM 1:39
FILLIA ... REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

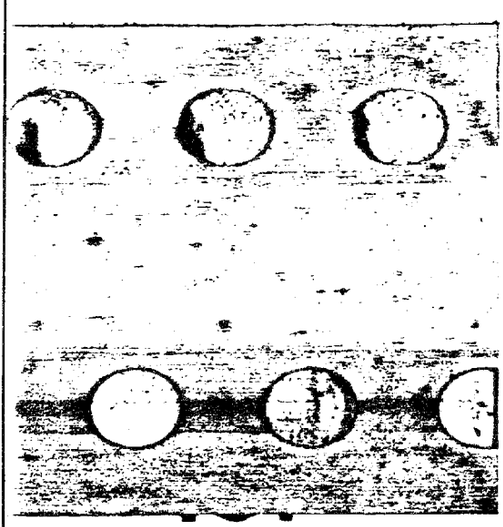
FOR _____

BOOK 10096 PG 227

CO CONVEYANCE	CC CERTIFIED COPY	MISC - MISCELLANEOUS
MG 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 76000.00
				CON TX 281.20
				PRFEE 1.00
				WDEED 8.00
				TOTAL 290.20
				CHECK 290.20

06/24/96 01 13:43 0001 6892



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195885 IDENTIFICATION REFERENCE

96 JUN 24 PM 1:39

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1054671