Book 5

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

BOOK 10137 PG 585

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,900.00

Paula Beard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wendy A. Holderfield (NAME)	Leader Federal Bank For Savings (NAME)	148-12-257
4517 Dowdy Drive (ADDRESS)	158 Madison Avenue (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Memphis, Tn 38103 (CITY) (STATE) (ZIP)	

FOR AND 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, Richard A. Francis and wife, Cynthia B. Francis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wendy A. Holderfield and husband James Rick Holderfield

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

LAND in Davidson County, Tennessee, being Lot No. 95 on the Plan of Hazelwood, Section 18, of record in Book 5190, page 301, Register's Office for Davidson County, Tennessee.

SAID Lot No. 95 fronts 61.0 feet on the southwesterly margin of Dowdy Drive and extends back 142.46 feet on the southeasterly line and 133.53 feet on the northwesterly line to a dead line in the rear, measuring 61.66 feet thereon.

BEING the same property conveyed to Richard A. Francis and wife, Cynthia B. Francis by deed from Patrick M. Shannon and wife, Eugenia Lynn Shannon, of record in Book 5729, page 317, Register's Office for Davidson County, Tennessee.

0208855
IDENTIF. ↑ REFERENCE

96 JUL 30 PM 1:41
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0929 07/30 0101 03CHECK 286.13

unimproved ( )
This is improved (X) property, known as 4517 Dowdy Drive, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand s this 25th day of July 19 96

Richard A. Francis
Richard A. Francis

Cynthia B. Francis
Cynthia B. Francis

BOOK 10137 PG 586

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard A. Francis and wife, Cynthia B. Francis

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 25th day of July, 19 96.

Commission expires 5-5-99

Notary Public

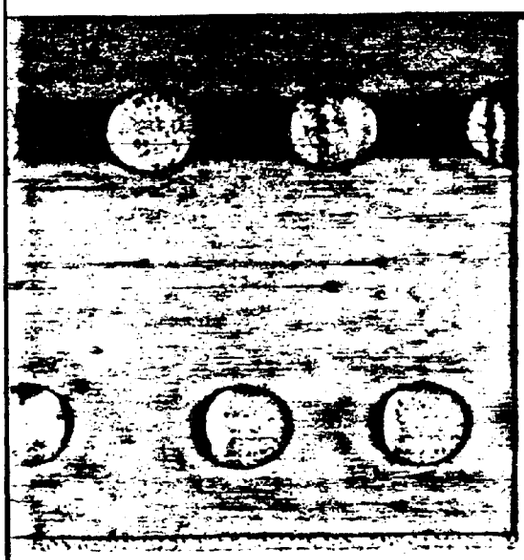
STATE OF TENNESSEE
COUNTY OF

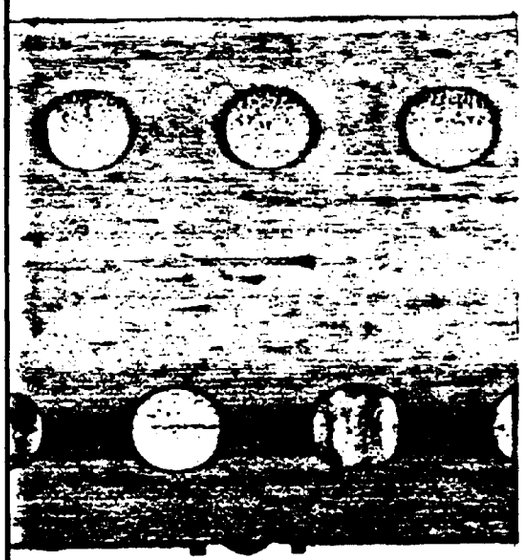
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 10137 PG 587

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 74900.00
				CON TX 277.13
				PRFEE 1.00
				WDEED 8.00
				TOTAL 286.13
				CHECK 286.13

07/30/96 01 13:43 0001 0929

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0208855
IDENTIF. ↑ REFERENCE

96 JUL 30 PM 1:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1068525