This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 10143 PG 428

ADDRESS NEW OWNER:
Jeffrey P. Wyatt and Renee' Wyatt
209 Bakertown Court
Antioch, Tennessee 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Leader Federal Bank for Savings
P. O. Box 1860
Memphis, TN 38101-1860

MAP AND PARCEL:
MAP 148-7
PARCEL 154
5DU-17121

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Connie Foglesong Manor Arnold now Haley, married hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Jeffrey P. Wyatt and wife, Renee' Wyatt, as tenants by the entirety, 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:

> BEING Lot No. 924, on the Plan of Cherokee Hills, Section 9, of record in Plat Book 4300, Page 135, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Connie Foglesong Manor Arnold, by Quitclaim Deed from Michael Ray Arnold, Sr. of record in Book 7634, Page 40, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Leader Federal Bank for Savings of record in Book 7196, Page 21, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s).

This conveyance is subject to restrictions of record in Book 4554, Page 202, and such easements and setback lines of record in Plat Book 4300, Page 135, said Register's Office.

Michael R. Arnold and Michael Ray Arnold, Sr. is one and the same person.

Timothy Lee Haley joins in the execution of this instrument to convey whatever interest he may have, especially marital rights.

This is improved property known as 209 Bakertown Court, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jeffrey P. Wyatt and wife, Renee' Wyatt, their heirs and assigns, forever; and we, Connie Foglesong Manor Arnold Haley and husband, Timothy Lee Haley 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 10145 PG 429

Witness our hands this the 31st day of July, 1996.

Connie Foglesong Manor Arnold Haley
Connie Foglesong Manor Arnold Haley

Timothy Lee Haley
Timothy Lee Haley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Connie Foglesong Manor Arnold Haley and Timothy Lee Haley the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of July, 1996.

Gene W. Floyd
NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 61,309.93.

Jeffrey P. Wyatt
AFFIANT

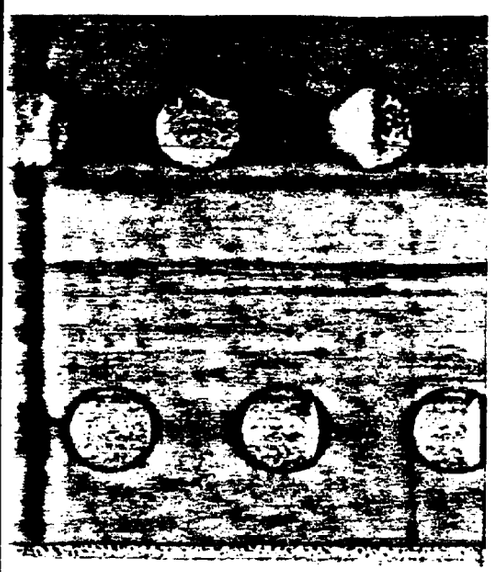
Subscribed and sworn to before me this 31st day of July, 1996.

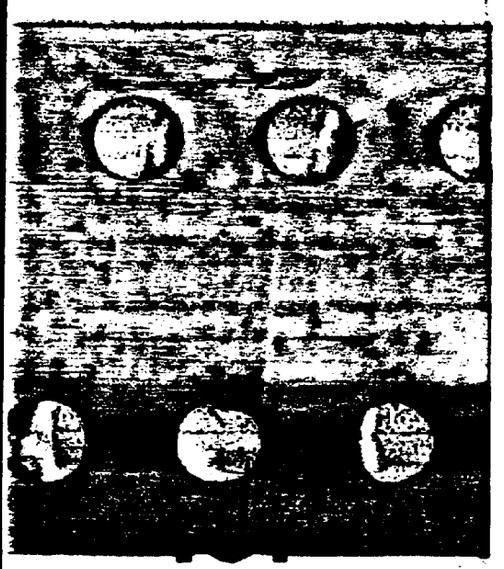
Gene W. Floyd
NOTARY PUBLIC
My Commission Expires: 3/22/97

02110922
IDENTIF. & REFERENCE

96 AUG -5 AM 11:14
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3143 08/05 0101 03CHECK 235.85





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

RECEIVED OF _____

FOR _____

BOOK 10145 PG 430

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	61309.93
CON TX	226.85
PRFEE	1.00
WDEED	8.00
TOTAL	235.85
CHECK	235.85

08/05/96 01 11:20 0001 3143

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0210922
IDENTIF. ↑ REFERENCE

96 AUG -5 AM 11:15
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

No. 1070716