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

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W & I Ref: (jb) Title No: 38721
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Richard A. Margolin Katherine D. Margolin 3905 Kimpalong Avenue Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 103-16-90

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 425000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tiffany Wilmot LeBleu, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Richard A. Margolin and spouse, Katherine D. Margolin,** 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:**

Land in Davidson County, Tennessee, being Lot No. 1 on the plan of the Resubdivision of Lots 1 and 2 of the Resubdivision of Lots 20 and 21 of Kimpalong Place, of record in Book 6050, page 261, Register's Office for said County.

Said Lot No. 1 fronts 90.79 feet on the southerly margin of Kimpalong Avenue and extends back 175.0 feet on the westerly line and 175.04 feet on the easterly line to a dead line in the rear, measuring 90.79 feet thereon.

Being the same property conveyed to Tiffany Wilmot LeBleu, married by deed from Keith W. Harrison and spouse, Pat O. Harrison of record in Book 9394, page 676, Register's Office for said County.

Todd LeBleu, spouse of , Tiffany Wilmot LeBleu, joins in the conveyance solely for the purpose of waiving any marital interest he might have in the subject property.

This conveyance is subject to any and all matters as shown on the herein referenced Plan of record in said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This is improved property, known as: 3905 Kimpalong Avenue, Nashville, Tennessee 37205

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 3rd day of April, 1997.

Tiffany Wilmot LeBleu **Todd LeBleu**

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State of Tennessee
County of Davidson

On this 3rd day of April, 1997, before me the undersigned authority, personally appeared **Tiffany Wilmot LeBleu and Todd LeBleu,** 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: _____ Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

6502 04/07 0101 03CHECK 1581-50

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: $ 425000.00

Affiant

Sworn and subscribed before me on the 3rd day of April, 1997.

Notary Public

My Commission Expires: 5/24/97

97 APR -7 AM 11:21

0291764

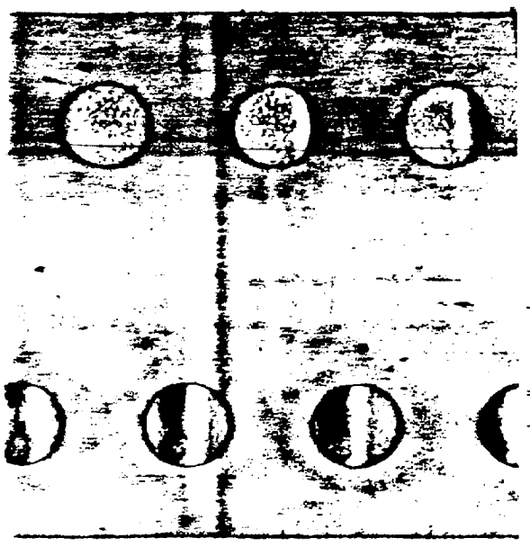
IDENTIFICATION

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



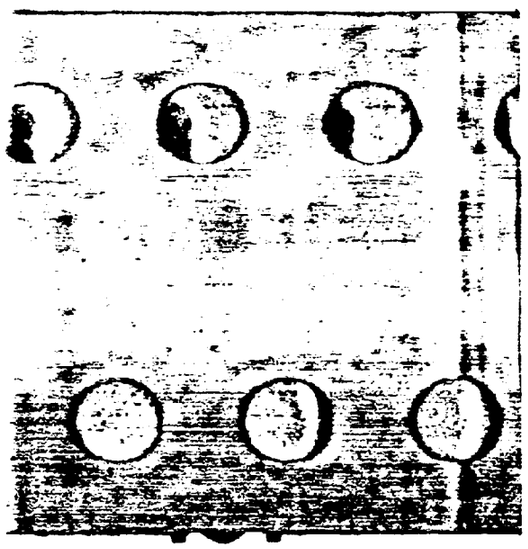
RECEIVED OF _____

FOR _____

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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	
				425000.00
			CON TX	1572.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1581.50
			CHECK	1581.50
04/07/97	01		11:22 0001	6502



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02911764

IDENTIFICATION REFERENCE

97 APR -7 PM 11:21

FELIX Z. WILSON REGISTER

DAVIDSON COUNTY, TN.

No. 1136736