This instrument prepared by
J. J. Foley, Jr., Attorney
105 Stahlman Building
Nashville, Tennessee

BOOK 4087 PAGE 608

WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve A. Collins (NAME:)	Murphree Mortgage Company (NAME:)	Map. 91-16
306 Sentinel Drive (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Avenue, North (STREET ADDRESS)	Pac. 365
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Pat

For and in Consideration of the sum of ----------

Ten and No/100 ----------($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the grantees herein have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by John Patrick Payne and wife, Janet Lee, Payne to Roy C. Huskey, Trustee, of record in Book 3560, page 477, Register's Office for Davidson County, Tennessee, and an installment deed from Philip N. Brownstein as Federal Housing Commissioner, to John Patrick Payne and wife, Janet Lee Payne, of record in Book 3532, page 356, Register's Office for Davidson County, Tennessee.

We, Kenneth D. Phillips and wife, Doretha F. Phillips

have bargained and sold, and by these presents do transfer and convey unto the said

Steve A. Collins and wife, Frances Collins

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. 92 on the Map of Valley View Subdivision, Section III, as of record in Book 2330, page 148, Register's Office for said County.

Said Lot No. 92 fronts 60 feet on the easterly margin of Sentinel Drive and extends back between parallel lines 187.6 feet to a dead line in the rear.

Being part of the property conveyed to Kenneth D. Phillips and wife, Doretha F. Phillips by deed from John Patrick Payne and wife, Janet Lee Payne, of record in Book 3987, page 273, Register's Office for Davidson County, Tennessee.

STATE TAX $ 1.80
PROBATE .50
TOTAL $ 1330

DEC 20 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

This is (unimproved ( ) improved (X)) property, known as 306 Sentinel Drive (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Steve A. Collins and wife, Frances Collins their heirs and assigns, forever.

And we do covenant with the said Steve A. Collins and wife, Frances Collins 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, except as hereinabove set out.

And We, Kenneth D. Phillips and wife, Doretha F. Phillips do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Steve A. Collins and wife, Frances Collins their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 15th day of December 19 66

Kenneth D Phillips

Doretha F Phillips

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Carl F. Gugelman, a Notary Public in and for said County and State, the within named ~~Kenneth D. Phillips and wife~~, Doretha F. Phillips

the bargainor ~~s~~, with whom I am personally acquainted, and who acknowledged that ~~they~~ she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of December, 19 66

Carl F Gugelman, Notary Public

Commission Expires Jan 27, 1970

STATE OF TENNESSEE
County of DAVIDSON

Personally appeared before me, Jo Ann Smith, a Notary Public in and for said County and State, the within named Kenneth D. Phillips

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of December, 1966.

Jo Ann Smith, Notary Public

Commission Expires April 25, 1967

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM

Kenneth D. Phillips and wife,

Doretha F. Phillips

TO

Steve A. Collins and wife,

Frances Collins

5 4 9 5 1

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 20 1 37 PM '55

NOTED BOOK 115 PAGE 505

RECORDING FEE $ 2.25

DEP. REG. ____

225

Attorneys

TITLE COMPANY, INC.

NASHVILLE, TENN.

DOCUMENTARY

55 CENTS 55

Mail Steve A Collins
Route No 6
Murfreesboro, Tennessee

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