Prepared by
Lake & Nance, P.C.
1719 West End Ave.
Nashville, Tenn.

WARRANTY DEED

BOOK 4376 PAGE 378

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles W. Smith, et ux	Collateral Investment Co.	Map 150-1
(NAME)	(NAME)	
Clearwater Drive	2233 Fourth Avenue North	Par. 192
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Birmingham, Alabama 35203	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------($10.00)----------

----------Ten and no/100---------- Dollars,

cash in hand paid by Charles W. Smith and wife, Starlene P. Smith, herinafter referred to as grantees, and other good and valuable considerations, receipt of all of which is hereby acknowledged,

We, James E. Sanders and wife, Rocena A. Sanders

have this day bargained and sold, and do hereby transfer and convey unto the said Charles W. Smith and wife, Starlene P. Smith, their

certain real estate in Davidson County, Tennessee, as follows: (successors), heirs and assigns,

Being Lot No. 158 on the Plan of Edge-O-Lake Estates, Section 8, as of record in Book 3700, page 101, Register's Office for Davidson County, Tennessee.

Said Lot No. 158 fronts 84.0 feet on the northwesterly margin of Clearwater Drive and extends back between lines measuring 168.15 feet on the southwesterly line and 160.64 feet on the northeasterly line to a dead line in the rear, on which it measures 76.67 feet.

Being part of the same property conveyed to James E. Sanders and wife, Rocena A. Sanders by deed from Individualized Homes Inc., as of record in Book 118, page 343, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,413.37

Subscribed and sworn to before me, this the 30th day of Oct 1969

Affiant

My commission expires: 4-30-70 (Affix Seal)

Notary Public

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Charles W. Smith and wife, Starlene P. Smith, their

(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 that the same is unencumbered.

we further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Charles W. Smith and wife, Starlene P. Smith, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 29th day of October 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James E. Sanders

Rocena A. Sanders

TENNESSEE

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Kirk C. Waite, *a Notary Public in and for said County and State,* James E. Sanders and wife, Rocena A. Sanders

*the within named bargainor*s, *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 at Davidson County, Tennessee.
this 29th *day of* October, *19* 69.

Kirk C. Waite *Notary Public*

Commission expires 4-30-70

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____ *with whom I am personally acquainted, and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____ *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____
this _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

James E. Sanders, et ux

TO

Charles, W. Smith, et ux

OCT 31 69 CONV 22,623.87
OCT 31 69 S'TAX B* 58.76
OCT 31 69 PR'FEE B* .50
OCT 31 69 W'DEED B* 3.00 * 62.26

A 59200

IDENTIF. REFERENCE

OCT 31 1 17 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Mail: Attorneys, Wolfe & Parkey
2700 Franklin Rd.
37204