Prepared by: Thomas C. Binkley, Attorney
300 James Robertson Parkway, Nashville, Tenn. 37201.

WARRANTY DEED

BOOK 4536 PAGE 507

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Joseph Durwood Sanders, Jr. (NAME)	Collateral Investment Co. (NAME)	Map 136
326 Singer Drive (STREET ADDRESS OR ROUTE NUMBER)	2233 Fourth Avenue, North (STREET ADDRESS)	Pac. 74
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Birmingham, Alabama 35203 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Ten and no/100 ($10.00) ---------- *Dollars,*
cash in hand paid by Joseph Durwood Sanders, Jr. and wife, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, George Quincy Stromatt and wife, Mary Florence Stromatt

have this day bargained and sold, and do hereby transfer and convey unto the said

Joseph Durwood Sanders, Jr. and wife, Vicki Ann Sanders, their

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

Land in Davidson County, Tennessee, being lot No. 1 on the plan of Madison Park, Section One (1) as of record in book 3106, page 113, Register's Office for Davidson County, Tennessee, and described as follows:
Beginning at a point in the southerly margin of Anderson Lane, the common front corners of lots Nos. 1 and 117, Madison Park, Section 2, of record in book 3106, page 141, said Register's Office; thence with the line between said lots Nos. 1 and 117, southwardly 87.0 feet to a concrete monument at the common rear corners of lots Nos. 1, 2 and 117; thence with the line between lots 1 and 2 southwest 109.4 feet to a point in the easterly margin of Singer Drive; thence with said margin of said Singer Drive northwestwardly 102.3 feet to a concrete monument at the beginning of a curve having a radius of 25.0 feet; thence around said curve northeastwardly 39.3 feet to a concrete monument in the southerly margin of Anderson Lane; thence with said margin of said Anderson Lane, eastwardly 95.0 feet to the point of beginning.
Being the same property conveyed to George Quincy Stromatt and Mary Florence Stromatt, by deed from Edgar W. Sutton and Bonnie E. Sutton, of record in book 4363, page 760, 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 $ 18,000.00

Subscribed and sworn to before me, this the 10th day of September 19 71

Affiant

My commission expires: July 31, 1973 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 326 Singer Drive, Madison, Tennessee 37115 (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Joseph Durwood Sanders, Jr. and wife, Vicki Ann Sanders, 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*

Joseph Durwood Sanders, Jr. and wife, Vicki Ann Sanders, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 10th *day of* September, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

George Quincy Stromatt

Mary Florence Stromatt

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thomas C. Binkley, *a Notary Public in and for said County and State,* George Quincy Stromatt and wife, Mary Florence Stromatt

the within named bargainors, 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 Nashville, *Tennessee,*
this 10th *day of* September, *19* 71

Thomas C. Binkley
Notary Public

Commission expires July 31, 1973

THOMAS C. BINKLEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

SEP 14 71 - CONV 18,000.00
SEP 14 71 - S'TAX A* 46.80
SEP 14 71 - PB'FEE A* .50
SEP 14 71 WDEED A* 4.00 * 51.30

WARRANTY DEED

FROM

GEORGE QUINCY STROMATT, ET UX

TO

JOSEPH DURWOOD SANDERS, JR., ET UX

B 30378

IDENTIF. REFERENCE

SEP 14 10 21 AM '71

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 250-2650
NASHVILLE, TENNESSEE