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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$30,600.00 Morris Collier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th. DAY OF June, 1972

Notary Public

MY COMMISSION EXPIRES: 11/12/72
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME	ADDRESS
Edward Seddon, Attorney	480 James Robertson Pkwy. Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Morris Collier (NAME)	Guaranty Mortgage Company (NAME)	12D 44385
128 Roberta Dr. (STREET ADDRESS OR ROUTE NUMBER)	311 7th. Avenue North (STREET ADDRESS)	Map 60-3
Hendersonville, Tenn (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par. 62

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Curtis Keathley Covington et ux Julia Ann Covington

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Morris Collier et ux Ima Jean Collier

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. 43 on the Plan of Oak Park Subdivision, Section I, as of record in Book 3600, page 84, Register's Office, Davidson County, Tennessee.

Said Lot No. 43 fronts 89 feet on the northwesterly side of Larkspur Drive and extends back 223.57 feet on the northeasterly line, which is a broken line, and 220.00 feet on the southwesterly line to a dead line in the rear, which is the southeasterly margin of the right-of-way of Interstate I-65, measuring 80.98 feet thereon.

BEING the same property conveyed to Curtis Keathly Covington et ux Julia Ann Covington by deed from Ronald B. Chapman and Ronnie L. Reeder of record in Book 4377, page 56, Register's Office, Davidson County, Tennessee.

Escrow account to be transferred to buyer.

Grantee herein agrees to assume and pay a first mortgage of record in Book 4255, page 864, said Register's Office, and a second mortgage payable to Commerce Union Bank.

THIS conveyance is made subject to restrictions of record in Book 3821, page 343, and as amended in Book 3865, page 403, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3136 Larkspur Drive, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we 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 the same is unencumbered, unless otherwise herein set out; 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 13th. day of June, 1972

Curtis Keathley Covington
Curtis Keathley Covington

Julia Ann Covington
Julia Ann Covington

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Curtis Keathley Covington et ux Julia Ann Covington

the 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 13th. day of June 1972

Commission expires 11/12/72

Notary Public Harold Reeves

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
(his oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____
(they)
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

CURTIN KEATHLEY COVINGTON -- ET UX

TO

MORRIS COLLIER ET UX

B 63406

IDENTIF. REFERENCE

JUN 14 1 43 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 14 72	CONV	30,600.00				
JUN 14 72	S'TAX		A*	79.56		
JUN 14 72	PR'FEE		A*	.50		
JUN 14 72	W'DEED		A*	4.00	*	84.06

Edward Seldon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219

File Box #2