File: First & Mid-South Mtg Co.

C92949

This Form furnished by Attorneys Title Company, Inc.

BOOK 4901 PAGE 74

Form No. WD-2

FROM

ZACK CHEEK BUILDERS, INC.

TO

CORNELIUS C. COLLINS
& wf. KAREN A. COLLINS

For draftsman's use

THIS INSTRUMENT PREPARED BY:
FIRST AND MID-SOUTH MORTGAGE CO.
P. O. BOX 2568
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CORNELIUS C. COLLINS (NAME)	FIRST AND MID-SOUTH MTGE.CO. (NAME)	
103 McLendon Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	162-3
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	91 PW

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

APR 3 12 32 PM '75

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 35,200.00 Cornelius C. Collins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 st DAY OF April, 1975

Martha E. Short
Notary Public

MY COMMISSION EXPIRES: April 8, 1978

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- DOLLARS

cash in hand paid by CORNELIUS C. COLLINS and wife, KAREN A. COLLINS, and other good and valuable consideration receipt of which is hereby acknowledged,

ZACK CHEEK BUILDERS, INC., Zack R. Cheek, President

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

CORNELIUS C. COLLINS and wife, KAREN A. 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. 34, on the Plan of Colewood Hills Subdivision, Section One, of record in Book 4300, page 130, Register's Office for said County.

SAID Lot No. 34 fronts 118.8 feet on the southerly side of McLendon Court and runs back 146.6 feet on the easterly line and 130.0 feet on the westerly line to a rear line on which it measures 29.67 feet.

BEING part of the same property conveyed to Zack Cheek Builders, Inc., Zack R. Cheek, President and individually and Emelyn T. Cheek, by deed from Maurice Karr, Trustee and individually and wife, Joy R. Karr, of record in Book 4857, page 359, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to a 30-foot minimum building setback line from McLendon Court, and a 10-foot easement for public utility and drainage purposes along the rear line of said lot, and Restrictive Covenants contained in instrument of record in Book 4548, page 912, Register's Office for Davidson County, Tennessee.

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This is { unimproved / improved } property, known as 103 McLendon Court, Antioch, TN 37013
(House Number) (Street) 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 CORNELIUS C. COLLINS and wife, KAREN A. COLLINS their heirs and assigns, forever.

And I do covenant with the said CORNELIUS C. COLLINS and wife, KAREN A. COLLINS that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as of record.

And I, ZACK CHEEK BUILDERS, INC., Zack R. Cheek, President do further covenant and bind my self, my heirs and representatives, to warrant and forever defend the title to the said land to the said CORNELIUS C. COLLINS and wife, KAREN A. COLLINS their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 1st day of April, 1975

ZACK CHEEK BUILDERS, INC.

Zack R. Cheek

Zack R. Cheek, President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

.....

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

APR-3 CONV 35,200.00
APR-3 STAX A* 91.52
APR-3 PR'FEE A* .50
APR-3 WDEED A* 4.00 * 96.02

Witness my hand and official seal at ..... Tennessee, this ..... day of ..... 19.....

....., Notary Public.

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in Nashville this 1st day of April, 19 75

Martha B. Hall
Notary Public

Commission expires April 8, 1978

MARTHA B. HALL NOTARY PUBLIC DAVIDSON COUNTY, TENN.