This instrument prepared by:
Williams, Shields & Wildman, Attys.
310 Gallatin Road, South
Madison, Tennessee 37115

WARRANTY DEED

BOOK 4968 PAGE 358

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Baxter O. Drake	Collateral Investment Company	12DA 44015
(NAME) 1409 Montgomery Ave.	(NAME) 2233 Fourth Avenue North	Map 71-16
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37207	(STREET ADDRESS) Birmingham, Alabama 35203	Parcel 117
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ---------- ($10.00) *Dollars,*

cash in hand paid by Baxter O. Drake and wife, Rosa B. Drake, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, WILLIAM KENNETH JACOBS AND DAVID B. McMILLEN, both unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said
BAXTER O. DRAKE AND WIFE, ROSA B. DRAKE

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

Land in Davidson County, Tennessee, being Lot No. 16 on the Map of T. I. Ward Subdivision of Lots Nos. 27 thru 49 both inclusive in William and Hayes Company Belleview Plan, as of record in Book 974, page 48, Register's Office for said County.

Said Lot No. 16 fronts 50 feet on the easterly side of Montgomery Street and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to William Kenneth Jacobs and David B. McMillen by deed from Secretary of Housing and Urban Development of Washington, D.C. of record in Book 4832, page 864, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $16,950.00

Subscribed and sworn to before me, this the 16th day of April 1975

Affiant Baxter O. Drake

My commission expires 11/17/76 (Affix Seal)

Notary Public Deane H. Floyd

This is unimproved ( ) improved (X) property, known as 1409 Montgomery Avenue, Nashville, Tennessee 37207
(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
Baxter O. Drake and wife, Rosa B. Drake,

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* Baxter O. Drake and wife, Rosa B. Drake,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 16th *day of* April, 19 75 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William Kenneth Jacobs
WILLIAM KENNETH JACOBS

David B McMillen
DAVID B. McMILLEN

BOOK 4908 PAGE 359

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned authority *a Notary Public in and for said County and State,* William Kenneth Jacobs and David B. McMillen, both unmarried

*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 Madison, *Tennessee, this* 16th *day of* April, *19*75.

Diane G. Floyd *Notary Public*

Commission expires 11/17/76

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 .....

APR30 75	CONV	16,950.00				
APR30 75	S'TAX		A*	43.94		
APR30 75	PR'FEE		A*	.50		
APR30 75	W'DEED		A*	4.00	*	48.44

WARRANTY DEED

FROM
WILLIAM KENNETH JACOBS AND
DAVID B. McMILLEN
TO

BAXTER O. DRAKE ET UX

C 96272

IDENTIF. REFERENCE

APR 30 12 57 PM '75

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115