Prepared by

WILLIAMS SHIELDS & WILDMAN
Attorneys - at - Law
Suite 100, Cumberland Office Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

BOOK 4940 PAGE 503

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jane M. Ratchford	Collateral Investment Company	Map 118-10
(NAME)	(NAME)	
3500 Wilbur Foster Drive	2233 Fourth Avenue North	Parcel 170
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37204	Birmingham, Alabama 35203	16DA-15010
(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 and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, ANNA RUTH IRWIN

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

JANE M. RATCHFORD, her

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

Land in Davidson County, Tennessee, being the southwesterly part of Lot No. 55 on the Plan of Woodmont Boulevard Section of Marengo Park, as of record in Book 1130, page 2, Register's Office for said County, described as follows:

Said southwesterly part of Lot No. 55 begins on the southeasterly margin of Wilbur Foster Drive, at the corner of Lots 55 and 56; thence with the line between said two lots, southeastwardly 169 feet to the corner of Lots 55, 56 and 70 and 71; thence with the line between Lots Nos. 55 and 71, northeastwardly 50 feet to the corner of Lots 54, 55 and 71; thence northeastwardly 170 feet more or less to the southerly margin of Woodmont Boulevard; thence around a slight curve, southwestwardly 54.3 feet to the southeasterly margin of Wilbur Foster Drive; thence with the same, southwestwardly 80.6 feet to the beginning.

Being the same property conveyed to Anna Ruth Irwin by deed from Charles Leon Irwin, of record in Book 4603, page 681, said Registers Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $24,000.00

Subscribed and sworn to before me, this the 25th day of July, 1975

Affiant Jane M. Ratchford

My commission expires: 2-8-78 (Affix Seal)

Notary Public Tom Shields

This is unimproved ( ) improved (X) property, known as 3500 Wilbur Foster Drive, Nashville (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

Jane M. Ratchford, her

(successors), heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jane M. Ratchford, her

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 25th *day of* July, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Anna Ruth Irwin

Anna Ruth Irwin

BOOK 4940 PAGE 504

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Anna Ruth Irwin

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

Witness my hand and official seal at Madison, Tennessee *this* 25th *day of* July, *19* 75

Tom Shields
Notary Public

Commission expires 2-8-78

TOM SHIELDS NOTARY PUBLIC DAVIDSON 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 .....

AUG 11 75 CONV 24,000.00
AUG 11 75 S'TAX A* 62.40
AUG 11 75 P&F FEE A* .50
AUG 11 75 W'DEED A* 4.00 * 66.90

WARRANTY DEED

FROM

ANNA RUTH IRWIN

TO

JANE M. RATCHFORD

D 10653

IDENTIF. REFERENCE

AUG 11 4 17 PM '75

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS