THIS INSTRUMENT PREPARED BY:
James L. Smith, Attorney
140 North Main Street
Goodlettsville, TN 37072

BOOK 4991 PAGE 420

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles R. Deaton, et ux	Collateral Investment Co.	
(NAME)	(NAME)	
905 Anita Drive	2233 Fourth Avenue, North	44-13
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	20 PW
Old Hickory, TN	Birmingham, Alabama 35203	
(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 Charles R. Deaton and wife, Evelyn D. Deaton, and other good and valuable considerations, including the assumption of a first mortgage payable to Collateral Investment Company, of record in Book 4812, page 246, Register's Office for Davidson County, Tennessee,

Alan C. Smith and wife, Mary Scott Smith,

have this day bargained and sold, and do hereby transfer and convey unto the said Charles R. Deaton and wife, Evelyn D. Deaton, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 67 on the Map of Knoll Subdivision, Section IV, as of record in Book 2854, page 111, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Bennett Drive, the common front corner of Lots Nos. 67 and 68 on said Plan; thence westwardly along the south margin of said Drive, 125 feet to a point which is the beginning of a curve; thence around said curve, 39.27 feet to a point on the easterly side of Anita Drive; thence southwardly with the margin of Anita Drive, 95 feet to a point; the common front corner of Lots Nos. 66 and 67 on said plan; thence eastwardly 150 feet to a point; thence northwardly 120 feet to the point of beginning.

Being the same property conveyed to Alan C. Smith and wife, Mary Scott Smith, by deed from Ward A. Ford and wife, Daisie O. Ford, of record in Book 4802, page 160, 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 $ 25,500.00

Subscribed and sworn to before me, this the 23 day of Jan. 1976

Affiant

My commission expires: James S/12/78 (Affix Seal)

Notary Public

This is unimproved (X) improved (X) property, known as 905 Anita Drive, Old Hickory, Tennessee
(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 Charles R. Deaton and wife, Evelyn D. Deaton, 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.*, except as noted herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charles R. Deaton and wife, Evelyn D. Deaton, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 23rd *day of* Jan. 1976 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles R. Deaton
Evelyn D. Deaton

Mrs. Mary Scott Smith
Alan C. Smith

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, James L. Smith, *a Notary Public in and for said County and State,* Alan C. Smith and wife, Mary Scott Smith

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 Goodlettsville *Tennessee, this* 23rd *day of* Jan., *19* 76.

James L. Smith *Notary Public*

Commission expires 3/12/78

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 ...

JAN26⁷⁶ CONV 25,500.00
JAN26⁷⁶ S TAX B* 66.30
JAN26⁷⁶ PR FEE B* .50
JAN26⁷⁶ W DEED B* 4.00 * 70.80

WARRANTY DEED

FROM
ALAN C. SMITH, ET UX

TO
CHARLES R. DEATON, ET UX

D 33488

IDENTIF. REFERENCE

JAN 26 10 15 AM '76

FELIX Z. W... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS