BOOK 5021 PAGE 65

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF April 1976

Notary Public

MY COMMISSION EXPIRES: 11/13/77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & SCHMITZ, ATTORNEYS, 807 American Trust Building, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TOMMY L. DYE, et ux (NAME)	COLLATERAL INVESTMENT COMPANY (NAME)	11D-45395
249 Lanier Drive (STREET ADDRESS OR ROUTE NUMBER)	2233 Fourth Avenue North (STREET ADDRESS)	Map: 43-14
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35203 (CITY) (STATE) (ZIP)	Par: 110

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, CARL E. VON KUSTER and wife, EMILY VON KUSTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TOMMY L. DYE and wife, DEBRA C. DYE

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:

LAND in Davidson County, Tennessee, being Lot No. 8, the northerly 2 feet of Lot No. 7 and the southerly 10 feet front and 60 feet rear of Lot No. 9 of Block "G" on the Revised Map of Rainbow Terrace Subdivision, as of record in Book 1130, Page 85, Register's Office for said County, and described according to a survey thereof made by T. R. Sanford, Surveyor, August 6, 1962, as follows:

BEGINNING at a point in the southeasterly margin of Lanier Drive, 2 feet southerly from the corner of Lots 7 and 8; thence southeasterly parallel to said line, 154.8 feet to a point; thence northeasterly 112 feet to a point; thence northwesterly 171.8 feet to the margin of Lanier Drive; thence with the margin of the same, southwesterly around a slight curve, 62 feet to the point of beginning.

BEING the same property conveyed to Carl E. Von Kuster and wife, Emily Von Kuster by deed from Bobby R. Smith and wife, Freddie Faye Smith of record in Book 4908, Page 733, said Register's Office.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 4908, Page 735, said Register's Office, payable according to the terms and conditions therein.

This is (unimproved) (improved (XX)) property, known as 249 Lanier Drive Madison, Tennessee 37115
(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 29 day of April, 19 76

x Carl E. Von Kuster x Emily Von Kuster

CARL E. VON KUSTER EMILY VON KUSTER

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CARL E. VON KUSTER and wife, EMILY VON KUSTER

the 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 Nashville, Tennessee, this 29 day of April 19 76

Commission expires 11/13/77 1/20/80

Frank A. Slaughter
Notary Public

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

D4728

WARRANTY DEED

FROM

CARL E. VON KUSTER, et ux

EMILY VON KUSTER

TO

TOMMY L. DYE, et ux

DEBRA C. DYE

AFTER RECORDING
Return to:
Brenda Hager
Impact Properties
P.O. Box 675
Madison, Tennessee
37115

This Instrument Prepared By:
WILLIAM D. CASTLEMAN, ATTY.
807 American Trust Bldg.
Nashville, Tennessee 37201

MAY-3 76 CONV 20,000.00
MAY-3 76 S TAX 8* 52.00
MAY-3 76 PR FEE 8* .50
MAY-3 76 W DEED 8* 4.00 * 56.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

File Box 9