BOOK 5117 PAGE 72

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,900.00

Spencer V. Northern
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF February 19 77.

Marbut Glenn Gaston
Notary Public

MY COMMISSION EXPIRES: 5-29-77

(AFFIX SEAL)

NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY

Marbut Glenn Gaston, Jr. (NAME) Suite 303, 4515 Harding Road Nashville, TN 37205 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Spencer V. Northern, Jr. et ux (NAME)	Collateral Investment Company (NAME)	Map 180-8
3218 Mayer Lane (STREET ADDRESS OR ROUTE NUMBER)	2233 4th Avenue, North (STREET ADDRESS)	Parcel 232
Nashville, TN 37218 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35203 (CITY) (STATE) (ZIP)	PW

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~~ I, Mary I. Powers, a widow and unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Spencer V. Northern, Jr. and wife, Gloria J. Northern

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 the 13th Civil District of Davidson County, Tennessee, being Lot No. 86 on the Plan of Bordeaux Hills, Section Four, as of record in Book 3600, page 49, Register's Office for said County.

Said Lot No. 86 fronts 55.0 feet on the northeasterly side of Mayer Lane and runs back between lines 116.28 feet on its northwesterly line and 175.0 feet on its southeasterly line, to a line in the rear on which it measures 70.49 feet.

Being the same property conveyed to Mary I. Powers by deed from Coleman Realty Co. of record in Book 4447, page 850, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 3765, page 141 to the limitations on the plan of record in Book 3600,page 49, both of record in the Register's Office for Davidson County, Tennessee and to 1977 taxes which have been prorated and grantees assume.

This is improved (X) unimproved ( ) property, known as 3218 Mayer Lane (House Number) (Street) Nashville (P. O. Address) (City or Town) 37218 (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 my hand this 17th day of February, 19 77

Mary I Powers
MARY I. POWERS

STATE OF TENNESSEE }
Davidson County Davidson }

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

the 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 Nashville, Tennessee, this 17th day of February 19 77

Commission expires 5-29-77

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

WARRANTY DEED

FROM
MARY I. POWERS

TO
Spencer V. Northern, Jr. and wife, Gloria J. Northern

D 9 0 2 7 4

IDENTIF. REFERENCE

FEB 22 11 45 AM '77

FELIX A. MASON, REGISTER
DAVIDSON COUNTY, TENN.

FEB 22 77	CONV	17,900.00			
FEB 22 77	S'TAX		B*	46.50	
FEB 22 77	PR'FEE		B*	.50	
FEB 22 77	W'DEED		B*	4.00	* 51.04

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.