This instrument was prepared by Mathew Smith Attorney at Law,
3815 Cleghorn Avenue, Nashville, Tennessee. 37215.

WARRANTY DEED

BOOK 5196 PAGE 139

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Marvin J. Hardy Jr. etux ~~Brenda G.~~ (NAME)	Collateral Investment Company (NAME)	Map 148-1
214 Willow Court (STREET ADDRESS OR ROUTE NUMBER)	2233 Fourth Avenue North (STREET ADDRESS)	Parcel 97
Nashville, Tennessee. 37211. (CITY) (P. O. ZONE) (STATE)	Birmingham, Alabama. 35203. (CITY) (ZONE) (STATE)	5 DU-04188

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------

----------($10.00)---------- *Dollars,*
cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the Grantees of the unpaid balance of an indebtedness in the original amount of $29,100.00 payable to Collateral Investment Company; and secured by a deed of trust executed by Francis J. Deeter and wife, Patricia A. Deeter to P. E. Davis, Trustee, of record in Book 5004, page 945, Register's Office for Davidson County, Tennessee, which unpaid balance Grantees assume and promise to pay,

We, Francis J. Deeter and wife, Patricia A. Deeter, hereinafter called Grantors,

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

Marvin J. Hardy Jr. and wife, Brenda G. Hardy, hereinafter called Grantees, their

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

Being Lot No. 14 on the Plan of Hillbrook, Section 2, of record in Book 3300, page 12, Register's Office for said County.
Said Lot No. 14 fronts 53.2 feet on the northerly margin of Willow Court and extends back 194.8 feet on the easterly line which is a broken line and 120.0 feet on the westerly line to a broken line in the rear, measuring 218.0 feet thereon.

Being the same property conveyed to Grantors by deed from William Hershel Mayberry Jr. and wife, of record in Book 5004, page 943, said Register's Office.

This conveyance is subject to setback lines, easements and limitations as shown on the Plan of record in Book 3300, page 12, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,300.00

Subscribed and sworn to before me, this the 12th day of August 19 77.

Affiant

My commission expires: June 24, 1979 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 214 Willow Court, Nashville, Tennessee. 37211.
(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

Grantees, 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 stated above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 12th *day of* August, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Francis J. Deeter

Francis J. Deeter

Patricia A. Deeter

Patricia A. Deeter

BOOK 5196 PAGE 140

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Francis J. Deeter and wife, Patricia A. Deeter

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 Nashville, *Tennessee,*
this 12th *day of* August, *19* 77 .

Melton W. Smith
Notary Public

Commission expires Nov 26, 1979

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 .....

WARRANTY DEED

FROM

Francis J. Deeter etux.

TO

Marvin J. Hardy Jr. etux.

Deed b/s . Franklin Co. Tenn. Brentwood

SEP 13 77 CONV
SEP 13 77 S TAX
SEP 13 77 R FEE
SEP 13 77 W'DEED

$1,300.00

B* 81.38
B* .50
B* 4.00 * 85.88

E 25693

IDENTIF. REFERENCE

SEP 13 1 46 PM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238