BOOK 5231 PAGE 295

This instrument prepared by
WILLIAMS SHIELDS & WILDMAN
Attorneys at Law
Suite 100, Cumberland Office Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Susan D. & Annie L. Jones	Collateral Investment Company	15 DZ 53080
(NAME)	(NAME)	
1915 Moran Drive	2233 Fourth Avenue North	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37216	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 and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, A. W. McMANUS AND WIFE, JANE T. McMANUS,

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

SUSAN D. JONES AND ANNIE L. JONES,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Virginia Manor, as of record in Book 1835, page 22, Register's Office for said County.

Said Lot No. 33 fronts 70 feet on the northwesterly side of Moran Drive, and extends back 163.9 feet on the northeasterly line and 171.6 feet on the southwesterly line, to a dead line, which is a broken line on which it measures 89 feet thereon.

Being the same property conveyed to A. W. McManus and wife, Jane T. McManus, by deed from Joe L. Willis and wife, Elizabeth Willis, of record in Book 4092, page 279, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 27,000.00

Subscribed and sworn to before me, this the 2nd day of December 19 77

Affiant

My commission expires: 2/2/81 (Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

This is unimproved ( ) improved (XX) property, known as 1915 Moran Drive, (House Number) (Street) Nashville (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

Susan D. Jones and Annie L. Jones, 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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Susan D. Jones and Annie L. Jones, their

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

Witness our hand S this 2nd day of December 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

A. W. McManus

Jane T. McManus

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* A. W. McManus and wife, Jane T. McManus, *the within named bargainors, 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 Madison, Tennessee *this* 2nd *day of* December, *19* 77.

Notary Public

Commission expires 2/2/81

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 .....

DEC-87	CONV	27,000.00			
DEC-87	S'TAX		B*	70.20	
DEC-87	PR'FEE		B*	.50	
DEC-87	W'DEED		B*	4.00	* 74.70

WARRANTY DEED

FROM
A. W. McMANUS ET UX

TO
SUSAN D. JONES AND ANNIE L. JONES

E 40823

IDENTIF. REFERENCE

DEC 8 2 05 PM '77

Compliments of

Lawyers Title of Nashville, Inc.
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MADISON, TENNESSEE 37115
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