BK5287 PAGE 609

Instrument Prepared By:
Williams, Shields & Williams
101 Cumberland
Madison, Tenn

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
VICTORIANO C. CALDERON, JR	COLLATERAL INVESTMENT COMPANY	64-2
(NAME)	(NAME)	
302 Rising Sun Lane	2100 First Avenue, North	22
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, TN	Birmingham, AL 35203	4D27475
(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, the receipt of which is hereby acknowledged and othergood and valuable consideration,

We, BILLY RAY PHILLIPS AND WIFE, MAXINE H. PHILLIPS

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

VICTORIANO C. CALDERON, JR. AND WIFE, VIRGINIA A. CALDERON

their (successors), heirs and assigns,

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

Land in Davidson County, Tennessee being Lot No. 118 on the Plan of Brandywine Farms, Section 6, as of record in Plat Book 4350, Page 991, Register's Office for said County.

Said Lot No. 118 fronts 195 feet on the southerly margin of Rising Sun Lane and extends back 187.5 feet on the westerly line and 225.3 feet on the easterly line to a line in the rear measuring 198.6 feet thereon.

Being the same property conveyed to Billy Ray Phillips and wife, Maxine H. Phillips by deed from Franklin J. Rohr and wife, Dorothy J. Rohr of record in Book 5131, Page 629, 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 $ 190,000.00

Subscribed and sworn to before me, this the 16th day of May, 19 78

Affiant

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

Notary Public

This is unimproved ( ) improved (X) property, known as 302 Rising Sun Ln (House Number) (Street) Old Hickory 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 Victoriano C. Calderon, Jr. and wife, Virginia A. Calderon 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 Victoriano C. Calderon, Jr. and wife, Virginia A. Calderon, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 16th day of May, 19 78 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Billy Ray Phillips
Billy Ray Phillips

Maxine H. Phillips
Maxine H. Phillips

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* Billy Ray Phillips and wife, Maxine H. Phillips

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 Madison *Tennessee, this* 16th *day of* May, *19* 78

Diane G. Hall
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 .....

MAY 19 78	CONV	90,000.00			
MAY 19 78	CONV	40,000.00			
MAY 19 78	S'TAX		B*	338.00	
MAY 19 78	PR'FEE		B*	.50	
MAY 19 78	W'DEED		B*	4.00	* 342.50

WARRANTY DEED

FROM

TO

F 66258

IDENTIF. REFERENCE

MAY 19 8 55 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Lawyers Title of Nashville, Inc.
POST OFFICE BOX 742 • 101 CUMBERLAND STREET
MADISON, TENNESSEE 37115
AREA CODE 615/868-8700

Full Body