FILE BOX 4

BOOK 5367 PAGE 935

78-11-48
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $72,000.00

Douglas Collins Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF NOVEMBER 1978

Notary Public

MY COMMISSION EXPIRES: 6/7/80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 908 Fidelity Federal Building, Nashville, Tenn 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DOUGLAS COLLINS, JR. et ux (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	9D-68425
640 River Ridge Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 964 (STREET ADDRESS)	Map: 141-15B
Nashville, Tenn (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	Par: 32

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, CARDEN COMPANY, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOUGLAS COLLINS, JR. and wife, GAYE COLLINS

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:

BEING Lot No. 300 on the Plan of Rolling River Estates, Phase II, of record in Book 5200, Page 7, Register's Office for Davidson County, Tennessee.

SAID Lot No. 300 fronts 31.01 feet on the northwesterly side of River Ridge Court and extends back 120.23 feet on the southerly line and 230.04 feet on the northeasterly line to a dead line in the rear, measuring 191.81 feet thereon.

BEING the same property conveyed to Carden Company, Inc. by deed from Home Federal Savings and Loan Association of Nashville, of record in Book 5287, Page 798, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to restrictive covenants of record in Book 4788, Page 950, said Register's Office, as amended by instrument of record in Book 4871, Page 640, and made applicable to Phase II by instrument of record in Book 5214, Page 933, said Register's Office, easements and setback lines as set forth in the above Plan of record and taxes for the current year which have been prorated and assumed by the Grantees herein.

unimproved ( )
This is improved (XX) property, known as 640 River Ridge Court, Nashville, Tennessee 37211
(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 my hand this 22nd day of NOVEMBER, 19 78

CARDEN COMPANY, INC.

By: Gary Carden, President
GARY CARDEN, PRESIDENT

STATE OF TENNESSEE
Davidson County

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

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared GARY CARDEN /and _____ with whom I am personally acquainted and who upon (~~their several oaths~~ his oath) acknowledged (~~themselves~~ himself) to be the President and _____ respectively of the CARDEN COMPANY, INC. the within named bargainor, a corporation, and that (he ~~they~~) as such President /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 GARY CARDEN as such President, ~~and attesting the same by the said as such~~ _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 22ND day of NOVEMBER, 1978.

My commission expires 6/7/80

_____
Notary Public

WARRANTY DEED

FROM
CARDEN COMPANY, INC.

TO
DOUGLAS COLLINS, JR. et ux
GAYE COLLINS

F.01979

IDENTIF. REFERENCE

Nov 27 3 00 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FILE BOX 4

NOV27 78	CONV	72,000.00			
NOV27 78	S'TAX		B*	137.20	
NOV27 78	PR'FEE		B*	.50	
NOV27 78	W'DEED		B*	4.00	* 191.70