ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Peggy Franklin	Collateral Investment Company	81-7-449
(NAME) 1815 11th Avenue North	(NAME) 2100 First Avenue North	FB No. 2W-18370
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Birmingham, Alabama 35203	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100----------($10.00)----------
---------- DOLLARS

Cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in further consideration of the assumption by the said Grantees of the unpaid principal balance owing upon a promissory note described in and secured by a deed of trust to P. E. Davis, Trustee, of record in Book 5205, page 799, as re-recorded in Book 5208, page 456 and re-recorded in Book 5215, page 765, Register's Office for Davidson County, Tennessee, payable according to the terms and conditions thereof, said note originally being for the sum of $12,000.00, and being payable to the order of Collateral Investment Company,

I, Mary A. Brown, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Peggy Franklin, unmarried

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in _____ County, State of Tennessee, described as follows:

BEING Lot No. 49 on the Map of Williams & Valentino's Subdivision of Lots 3 and 4, Thomas Woodward Plan, of record in Book 2, page 3, Chancery Court for Davidson County, Tennessee, more fully described as follows:

SAID Lot No. 49 fronts 50 feet on the southwesterly margin of 11th Avenue, North (formerly Woodward Avenue), and extends back 150 feet between parallel lines to a line in the rear on which it measures 50 feet.

BEING the same property conveyed to Mary A. Brown by deed from Shenetta Green and husband Jerry Andrew Green of record in Book 5394, page 434, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, restrictions, setback lines of record and taxes for the current year applicable to said property.

This is improved (XX) unimproved ( ) property, known as 1815 11th Avenue, North (House Number) (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 our hands this 30th day of April, 1979.

Mary A. Brown
MARY A. BROWN

BOOK 5428 PAGE 516

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Jan E. Williams, a Notary Public in and for said County and State, the within named Mary A. Brown, unmarried

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, Tenn., this 30th day of April, 1979.

My commission expires 7-22-81 Notary Public Jan E. Williams

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 15,768.98
This is equal to or greater than the property would bring at a fair and voluntary sale.

x Peggy Franklin

Sworn to and subscribed before me
this 30th day of April, 1979.

My commission expires 7-22-81 Notary Public Jan E. Williams

This instrument was prepared by:

This instrument prepared by

Name STEPHENSON, LACKEY AND WAITE Address
First Federal Building
Nashville, Tennessee 37219

WARRANTY DEED

FROM

Mary A. Brown, unmarried

TO

Peggy Franklin, unmarried

F. 26738

IDENTIFICATION REFERENCE

APR 30 4 28 PM '79

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5428 PAGE 517

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

15768.98- CO
41.08 CO TX
.50 PRFEE
4.00 WDEED
CHECK 45.58-
9421A04/30/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 6 7. 3 8.

IDENTIF. REFERENCE

APR 30 4 28 PM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 680666