1232 08/03 87.88- CHECK

BOOK 5476 PAGE 144

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,273.12

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July, 1979

Notary Public

MY COMMISSION EXPIRES: June 7th, 1982

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billy Lee Rogers (NAME)	Collateral Investment Company (NAME)	44-5
320 Keeton Avenue (STREET ADDRESS OR ROUTE NUMBER)	2233 Fourth Avenue North (STREET ADDRESS)	Parcel 31
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35203 (CITY) (STATE) (ZIP)	

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, John B. Clopton and wife, Bessie Marie Clopton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Billy Lee Rogers

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:

LAND in Davidson County, Tennessee, being the northwesterly 31 feet of Lot No. 57 and the southeasterly 32 feet of Lot No. 56 on the unrecorded Map of Scenic View Subdivision and being designated as Lot "GG" on the unrecorded Map of the Subdivision of certain lots in Scenic View, and described according to a survey thereof made by James L. Murphy, Jr., Surveyor, June 2, 1959, as follows:

BEGINNING at a point in the southwesterly margin of Keeton Avenue, 63 feet southeast from a 20 foot strip dedicated as a public walkway; thence southwesterly parallel to said 20 foot strip, 165 feet to a point; thence southeasterly 63 feet to a point; thence northeasterly 165 feet to the margin of Keeton Avenue; thence with the margin of same, northwesterly 63 feet to the point of beginning.

BEING the same property conveyed to John B. Clopton and wife, Bessie Marie Clopton, by deed of record in Book 5401, Page 325, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book _____, Page _____, of the Register's Office for Davidson County, Tennessee, to Collateral Investment Company.

THIS conveyance is subject to any and all existing easements and/or restrictions.

THE existing escrow account and hazard insurance policy is hereby transferred with this conveyance to the Grantee herein.

This is unimproved ( ) improved (XX) property, known as 320 Keeton Avenue, Old Hickory, TN 37138
(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 our hands this day of July, 1979

JOHN B. CLOPTON

BESSIE MARIE CLOPTON

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, the within named John B. Clopton et ux Bessie Marie Clopton

the 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 Nashville, Tennessee, this 28 day of July 1979.

Commission expires 1-31-81

Notary Public

STATE OF TENNESSEE }

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

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

John B. Clopton

TO

Billy Lee Rogers

F. 43906

IDENTIF. REFERENCE

AUG 3 10 23 AM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Return to:

LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

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

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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
			31273.12- CO	
			81.36 CO TX	
			.50 PRFE	
			6.00 MBELD	
			CHECK	37.86-
			1239AOE/03/79 BAL	.0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 43906

T
IDENTIF. REFERENCE

AUG 3 10 23 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 701819