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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Robert K. Beard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February, 19 81

Diane P. Hall
Notary Public

MY COMMISSION EXPIRES: 7-20-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
G. Thomas Shields, Atty., 101 Cumberland Avenue, Madison, TN 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Theodore K. Beard et ux (NAME)	Collateral Investment Co. (NAME)	Map 41-11
1208 Rugby Drive (STREET ADDRESS OR ROUTE NUMBER)	2100 First Avenue, North (STREET ADDRESS)	Par. 19
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35203 (CITY) (STATE) (ZIP)	12D 39705

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, LORAN T. RODEN AND WIFE, MARGARET B. RODEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THEODORE K. BEARD AND WIFE, DONNA F. BEARD

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 Lot No. 372 on the Plan of Bellshire Estates, Section "A", as of record in Book 2331, pages 115 and 116, Register's Office for said County.

Said Lot No. 372 fronts 172 feet on the northeasterly side of Rugby Drive and extends back 249.5 feet on the northwesterly line and 228 feet on the southeasterly line, to a dead line in the rear, which is a broken line, on which it measures 173.2 feet.

Being the same property conveyed to Loran T. Roden and wife, Margaret B. Roden, by deed from Milton E. Ray and wife, Eva Joann Ray, of record in Book 3881, page 787, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 1208 Rugby Drive, Nashville, Tennessee
(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 hand s this 20th day of February, 19 81

Loran T. Roden
LORAN T. RODEN

Margaret B. Roden
MARGARET B. RODEN

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Loran T. Roden and wife, Margaret B. Roden

the 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 20th day of February, 19 81

Commission expires 1-20-85

Diane Y. Hewitt
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ 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

TO

G 30281

IDENTIF. REFERENCE

FEB 23 12 51 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Lawyers Title of
Middle Tennessee, inc.

Titles Guaranteed

NASHVILLE, TENN.

1087 02/23 152.10- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5713 PAGE 172

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			56000.00- CO	
			145.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 152.10-	
			1087A02/23/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

630281

IDENTIF. REFERENCE

FEB 23 12 51 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 807933