File Pg 21

WARRANTY DEED

This instrument prepared by:
HUNTER SHORT, Attorney
1400 American Trust Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George P. Morgan et ux	Same	161-11-A
(NAME) 324 Huntington Ridge Condominiums	(NAME)	Parcel 173
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS)	6DU-76494
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 5732 PAGE 415

FOR AND IN CONSIDERATION of the sum of Ten and No/100----------($10.00)---------- *Dollars,*
and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of a note dated August 8, 1980, in the original principal amount of $40,000.00, payable to John Lester Heflin, Jr., as secured by a Deed of Trust of record in Book 5638, page 611, Register's Office for Davidson County, Tennessee; (Reference is made to said note for the terms and conditions contained therein.)

I, H. Clay Collins, a single person,

have this day bargained and sold, and do hereby transfer and convey unto the said
George P. Morgan and wife, Donna A. Morgan,
their *(successors), heirs and assigns,*
certain real estate in County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 173 on the Plan of Huntington Ridge Townhouses as of record in Book 4675, page 9, Register's Office for said County, to which plan reference is made for a more complete description.

BEING the same property conveyed to H. Clay Collins and wife, Cindy J. Collins, by deed from J. C. Luna of record in Book 5535, page 698, said Register's Office; and to H. Clay Collins by decree of record in Book 5732, page 411, said Register's Office.

THE SUBJECT PROPERTY IS CONVEYED SUBJECT TO:

(a) Conditions of owner's certificate and various easements and building restrictions as shown on the Plan of record in Book 4675, page 9, said Register's Office.

(b) Declaration of Covenants, Conditions, Restrictions, including a lien for assessments for Huntington Ridge Townhouse Corporation of record in Book 4729, page 687, amended in Book 4889, page 905, and Book 5394, page 243, said Register's Office.

CINDY J. COLLINS joins in this instrument for the purpose of conveying all her right, title and interest in the subject property to the Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 49,516.98

Subscribed and sworn to before me, this the 7th day of April 1981

Affiant

My commission expires: 10/7/82 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 324 Huntington Ridge, Nashville, TN 37211 (House Number) (Street) 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 George P. Morgan and wife, Donna A. Morgan, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered* except as hereinabove set forth.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* George P. Morgan and wife, Donna A. Morgan, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand* this 7th *day of* April, 1981, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Cindy J. Collins
CINDY J. COLLINS

H. Clay Collins
H. CLAY COLLINS

4-14 135.00 check

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, H. Clay Collins

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of April, 19 81.

Connie K Hosseit Notary Public

Commission expires 4/22/84

STATE OF TENNESSEE }
COUNTY OF }

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.....

THIS INSTRUMENT WAS PREPARED BY
STATE OF ALABAMA
COUNTY OF ETOWAH

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CINDY J. COLLINS, the within named 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 _____, Alabama, this _____ day of April, 1981.

NOTARY PUBLIC

Commission expires: 12-8-84

WARRANTY DEED

FROM

H. CLAY COLLINS, a single person

TO

GEORGE P. MORGAN and

wife, DONNA A. MORGAN

TITLE INSURED BY POLICY NUMBER:

43-041-093322F

Compliments of

Title Associates, Inc.

Tennessee Agent of

USLIFE TITLE INSURANCE
Company of New York

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.
APR 14 9 34 AM

IDENTIFICATION REFERENCE

6.3.7.2.5.3

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			49516.98- CO	
			128.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 135.20-	
0030A	04/14/81		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 37253

T
IDENTIF. REFERENCE

APR 14 9 34 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 816532