WARRANTY DEED

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G 9 9 5 2 8

RUSH

IDENTIF. REFERENCE

JUL 14 8 17 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF WILSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000

Sybil J. Aiken
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF July, 1982

J. Stephen Bax
Notary Public

MY COMMISSION EXPIRES: 4-5-84
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
ROBINSON & GWIN, ATTORNEYS, 225 Lebanon Road, Mt. Juliet, TN. 37122
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
James Lee Denson, Jr. et	al Collateral Investment Co.	Map 44-15
(NAME)	(NAME)	
1105-1107 Debow Street	2100 First Ave. North	Parcel 290
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tenn. 37138	Birmingham, Ala. 35203	4D-41585
(CITY) (STATE) (P. O. ZIP)	(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, BOBBIE J. DENSON and SYBIL J. AIKEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES LEE DENSON, JR. and TERESA DENSON WRIGHT

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. 15 on the Map of Village of Old Hickory, Section C, as of record in Book 1424, page 66, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 15 fronts 59.9 feet on the easterly side of Debow Street and runs back between lines, 66 feet on the northerly line and 66.2 feet on the southerly line, to a dead line in the rear on which it measures 59 feet.

Being the same property conveyed to Bobbie J. Denson and Sybil J. Aiken by virtue of a deed from Vernie D. Whitsett and wife, Aboilean G. Whitsett, of record in Book 5043, page 757, 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 Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Collateral Investment Company, of record in Book 5043, page 759, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid mortgage is hereby transferred to the said Grantees, as is the hazard insurance.

Alger C. Aiken, Jr. joins in this conveyance to convey any marital interest he may have in this property.
THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES.

This is unimproved ( ) improved (X) property, known as 1105-1107 Debow Street, 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 hand S this 9th day of July, 1982

Sybil J. Aiken
SYBIL J. AIKEN

Bobbie J. Denson
BOBBIE J. DENSON

Alger C. Aiken, Jr.
ALGER C. AIKEN, JR.

STATE OF TENNESSEE
COUNTY OF WILSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bobbie J. Denson, Sybil J. Aiken and husband, Alger C. Aiken, Jr.

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 Mt. Juliet, Tennessee, this 9 day of July, 1982

Commission Expires 11-25-84 J. Stephen Brown, Notary Public.

STATE OF _____
_____ County

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 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____ Notary Public

WARRANTY DEED

FROM

Bobbie J. Denson, et al

TO

James Lee Denson, Jr., et al

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

U.S. LIFE TITLE INSURANCE
Company of New York

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
			30000.00- CO	
			76.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	84.50-
7662A07/14/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

C9 9 5 2 8

IDENTIF. REFERENCE

JUL 14 8 17 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 891215