mail

SEND TAX BILLS:
Collateral Investment Co.
2100 First Avenue North
Birmingham, Alabama 35203

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
Hendersonville, Tennessee

Address New Owner
Gayle Y. Powers
905 Jones St.
Old Hickory, Tn. 37138

Map Parcel Numbers
44-15
211
4D43830

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JOSEPH T. McCAULEY AND WIFE, CARLA F. McCAULEY, hereinafter called the GRANTOR, has this day bargained and sold and by these presents does transfer and convey unto GAYLE Y. POWERS, hereinafter called the GRANTEE, her heirs and assigns forever, the following described property, to wit:

Being Lot No. 218 on the Plan of the Village of Old Hickory Section "A" of record in Book 1424, Page 68, Register's Office for Davidson County, Tennessee.

Said Lot No. 218 fronts 54 feet on the easterly margin of Jones Street and extends back 88.2 feet on the northerly line and 88 feet on the southerly line, to a line in the rear measuring 54 feet thereon.

Being the same property conveyed to Joseph T. McCauley and wife, Carla F. McCauley by deed from Norris Allen and wife, Dorothy P. Allen of record in Book 5431, Page 274, Register's Office for Davidson County, Tennessee.

Subject to all restrictions and easements of record.

As part of the consideration of this conveyance GRANTEE agrees to assume and promises to pay, according to the terms and conditions thereof, the unpaid balance due on a first mortgage deed of trust of record in Book 5431, Page 277, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to the GRANTEE, her heirs, successors, and assigns, forever.

AND THE GRANTOR covenants with the GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as herein provided.

CARL H. OLDHAM
ATTORNEY AT LAW
108 SAUNDERS FERRY ROAD
HENDERSONVILLE, TENNESSEE
37075
615-824-0989

THE GRANTOR further covenants and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to the GRANTEE her heirs, successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the GRANTOR has hereunto set their hand on this the 26 day of August, 1983.

Joseph T. McCauley
JOSEPH T. McCAULEY

Carla F. McCauley
CARLA F. McCAULEY

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named JOSEPH T. McCAULEY AND WIFE, CARLA F. McCAULEY, the bargainor 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 Hendersonville, Tennessee, this the 26 day of August, 1983

Lauriette L. Oldham
NOTARY PUBLIC

My Commission Expires:
1/21/87

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $ 44774.01.

Lloyd G. Powers
AFFIANT

Subscribed and sworn to before me, this the 26 day of August, 1983

Lauriette L. Oldham
NOTARY PUBLIC

My Commission Expires:
1/21/87

CARL H. OLDHAM
ATTORNEY AT LAW
108 SAUNDERS FERRY ROAD
HENDERSONVILLE, TENNESSEE
37075
615-824-0989

IDENTIF. REFERENCE
H 7.0 1 2 9

AUG 30 8 41 AM '83
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6125 PAGE 130

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
			44774.21- CO	
			116.48 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 122.98-	
			3339A08/30/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7:0 1 2 9

IDENTIF. REFERENCE

Aug 30 8 41 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 974753