AK-848

This deed prepared by: ( ) Randolph H. Schneider, Attorney at Law, P.O. Box 724386
Atlanta, Georgia 30339

File 8

SAFECO TITLE INSURANCE COMPANY

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WARRANTY DEED

FILE NO._____

STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INDENTURE, Made the 22nd day of February, 1984
between
ELEANOR FRANCES BLAIR MCCLURG AND HUSBAND DAVID R. MCCLURG

of the County of , and State of as party or parties of the first part, hereinafter called Grantor, and

MARIE C. CALVERT AND REBECCA J. CALVERT,

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Brentwood Hall, Section III, as of record in Book 2133, page 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate descrition of the property.

Subject to easements, limitations or restrictions of record, if any (Recorded in Book 2084, page 409, Register's Office for Davidson County, Tennessee)

BEING the same property conveyed to Eleanor Frances Blair McClurg by Quitclaim Deed from John B. Stark, Trustee, of record in Book 5937, page 574, 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 5074, page 622, Register's Office for Davidson County, Tennessee.

IOS 17.8

T. IDENTIF. REFERENCE

Mar 16 12 45 PM '84

FELIX Z. ZELLNER REGISTER
DAVIDSON COUNTY, TN

Address of Grantee	Mail Tax Notice to	Map Parcel No.
Marie C. Calvert and Rebecca J. Calvert 107 Brentlawn Drive	Collateral Investment Company 2033 Fourth Avenue North Birmingham, Alabama 35203	146-16 72 6DU 36345

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE.

Grantor warrants and will forever defend the right and title to the above described property unto Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the day and year above written.

Eleanor Frances Blair McClurg
Eleanor Frances Blair McClurg

David R. McClurg
David R. McClurg

STATE OF George
COUNTY OF Fulton

On this the 22nd day of February, 1984, before me personally appeared Eleanor Frances Blair and David R. McClurg to me known to be the person or persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and notarial seal.

Margaret A. Cleaver
Notary Public

My Commission Expires:
Notary Public, Georgia, State At Large
My Commission Expires [illegible]

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned Grantee hereby swears or affirms that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $51,903.45, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

x Marie C. Calvert

Subscribed and sworn to before me on this the 15th day of March, 1984.

Notary Public

My Commission Expires:
11-17-84

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

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RECEIVED OF _____

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
			51903.45- CAMT.	
			134.94 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 141.44-	
			0606A03/16/84 BAL .01	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 9 1 7 8 -

IDENTIF. REFERENCE

MAR 16 12 49 PM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 20595