This instrument prepared by: Gail Pigg, Attorney
Suite 1401
One Commerce Place
Nashville, Tennessee 37239

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
William Collins and wife, Tommie Lou Collins (NAME)	Wachovia Mortgage Company (NAME)	141-15A
7001 Cotton Blossom Lane (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	Pan 10 Is
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Winston-Salem, NC 27102 (CITY) (STATE) (ZIP)	9D-68450

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100----------

----------Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the grantees herein of the unpaid balance of a note payable to Commerce Union Bank, of record in Book 5999, page 343, Register's Office for Davidson County, Tennessee.

BOOK 6032 PAGE 562

WILLIAM H. CLEMENS and wife,
PAM G. CLEMENS

have this day bargained and sold, and do hereby transfer and convey unto the said William Collins and wife, Tommie Lou Collins their the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 86 on the plan of Rolling River Estates, Section 1, of record in Book 4860, page 27, Register's Office for Davidson County, Tennessee as follows:

Beginning at a point in the northerly margin of Cotton Blossom Lane, said point being the common corner of lots 85 and 86; thence with the line between said two lots northwardly 165 feet to a point; thence westwardly 98 feet to the easterly margin of Rolling River Parkway, southwardly 140 feet to the beginning of a curve; thence around said curve to the left 39.27 feet to the northerly margin of Cotton Blossom Lane; thence with the northerly margin of said Cotton Blossom Lane, eastwardly 73 feet to the point of beginning.

Being the same property conveyed to William H. Clemens and wife, Pam G. Clemens by deed from Charles T. Kirchner and wife, of record in Book 5771, page 524, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 73,495.00

Subscribed and sworn to before me, this the 15th day of August, 19 85

Affiant

My commission expires: 10-24-88 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 7001 Cotton Blossom Lane, Nashville, TN 37221 (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are 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 for 1985 taxes; Plan of record in Bk. 4860, pg.27; Rest. covenants in Bk. 4788, pg.950, amended Bk.4871 pg.640; Declaration of covenants in Bk. 4892, pg.689; By-laws in Bk. 4892 pg679

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 15th day of August, 19 85, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William H Clemens
WILLIAM H. CLEMENS

Pam G Clemens
PAM G. CLEMENS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5632 PAGE 563

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* William H. Clemens and wife, Pam G. Clemens

*the within named 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 Nashville *Tennessee,*
this 15th *day of* August *, 19* 85

Notary Public

Commission expires 10-24-88

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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 .....

WARRANTY DEED

FROM

William H. Clemens, et ux

TO

William Collins, et ux

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

FILED

AUG 16 2 21 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

29212

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6632 PAGE 564

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			73495.00- CAMT.	
			191.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 197.60-	
8227A08/16/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 92 12

IDENTIFICATION REFERENCE

AUG 16 2 21 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 164159