This instrument prepared by:

Arthur K. Lowen
10th Floor, Third National Bank Bldg.
Nashville, TN 37219
(615) 244-7373

BOOK 7067 PAGE 902

ADDRESS NEW OWNER AS FOLLOWS:	MORTGAGEE:	SEND TAX BILLS TO:	MAP-PARCEL NO:
Janie Leeke 303 Fairbanks Rd. Goodlettsville, TN	Collateral Investment Co. 2100 1st Avenue North Birmingham, ALA 35203	Mortgagee	Map 33-11 Parcel 20

WARRANTY DEED

For and in consideration of the sum of Five Hundred 00/100 ($500.00) Dollars cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, C. Bruce White et ux, Judith A. White, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto the said Janie Leeke (an unmarried person), the GRANTEE herein, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 19, on the plan of Blair Manor, of record in Book 3300, Page 32, Register's Office for said County.

SAID Lot 19 fronts 196.35 feet on the easterly margin of Fairbanks Road and extends back 334.31 feet on the northerly line and 327.47 feet on the southerly line to a dead line in the rear, measuring 51.98 feet thereon.

BEING the same property conveyed to C. Bruce White et ux, Judith A. White, by deed from Samuel M. Pratt, Jr., et ux Amy Jean Pratt, of record in Book 5454, Page 154, said Register's Office.

This is improved property known as 303 Fairbanks Road, Goodlettsville, TN 37072.

This conveyance is subject to:

1. Setback lines and easements shown on the plat of record in Book 3300, Page 32, Register's Office of Davidson County, Tennessee.

2. Restrictive covenants on Blair Manor, of record in Book 3313, Page 396, said Register's Office, and amended of record in Book 3315, Page 571, said Register's Office.

3. Deed of Trust to P. E. Davis, Trustee, of record in Book 5454, page 157, said Register's Office, securing a note to Collateral Investment Company dated June 20, 1979, in the original principal amount of $53,150.00. It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of said indebtedness, and also that the escrow account in connection therewith is hereby transferred to said Grantee.

4. Easement for sanitary sewers and/or storm drainage of record in Book 6807, Page 884, said Register's. Office.

7.26 01

IDENTIFICATION REFERENCE

Dec 12 2 43 PM '86

FELIX A. WILLIAMS REGISTER
DAVIDSON COUNTY, TN

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever. And we do covenant with the said GRANTEE 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 GRANTEE, her heirs and assigns, against the lawful claims of all persons, whomsoever.

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 12th day of December, 1986.

C. BRUCE WHITE

JUDITH A. WHITE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of December 1986, before me personally appeared C. BRUCE WHITE and JUDITH A. WHITE, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Public

My Commission expires 11-12-89.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is Seventy-Two Thousand Five Hundred ($72,500.00) Dollars. This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this 12th day of December, 1986.

Notary Public

My Commission Expires: 11-12-89.

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

RECEIVED OF _____

FOR _____

BOOK 7067 PAGE 904

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

72601 0- CMT.
203.50 CRTAX
.50 7255
6.00 MORT
CHECK 209.50-
6079:12/12/86 DAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

72601

IDENTIFICATION REFERENCE

DEC 12 2 44 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 22474