THIS INSTRUMENT WAS PREPARED BY:
WILLIAM T. BERRY, ATTORNEY -413 Welshwood Drive, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
CHARLES MICHAEL COLLINS, Trustee (NAME)	SAME (NAME)	
204 Moss Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	71-11-14
Franklin, Tennessee 37064 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	71-11-15

WARRANTY DEED BOOK 7083 PAGE 558

For and in consideration of the sum of TEN DOLLARS ($10.00) DOLLARS

CASH in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged including the assumption and agreement to pay the balance of the indebtness o wing to E. R. Buchi D/B/A Erban Realty Company which is secured by a Deed of Trust and/or mortgage of Record in Book 6607, page 413 R.O.D.C., Tennessee and security agreement of record in Book 6607, page 422, R.O.D.C.,Tennessee (the approximate principal balance being assumed as of December 23, 1986 is $151,971.49.

We Robert Steven DeMarcus, Karen Camilla Mallicote, Sharon L. DeMarcus and Robert R. Poe, Administrator of the Estate of R. J. DeMarcus hereinafter called Grantors have bargained and sold, and by these presents do transfer and convey unto the said CHARLES MICHAEL COLLINS, Trustee, with full power to transfer and convey without the joinder of any beneficiary

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

See Exhibit "A" Attached; also transferred by separate bill of sale are 18 mobile homes located on said property and the equitable interest of the Estate in six additional mobile homes located thereon.

Robert R. Poe signs for Sharon L. DeMarcus as Attorney in fact under power of attorney of record in Book 6991, page 753 R.O.D.C., Tennessee.

77062

IDENTIFICATION REFERENCE

Dec 29 5 12 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1507 - 1509 Dickerson Pike, Nashville, TN 37207
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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 23rd day of December, 19 86.

x Robert Steven DeMarcus
ROBERT STEVEN DEMARCUS

Sharon L. DeMarcus By Robert R. Poe Attorney In Fact
SHARON L. DEMARCUS

x Karen Camilla Mallicote
KAREN CAMILLA MALLICOTE

BY: ROBERT R. POE, Attorney in Fact
Robert R. Poe Administrator
ROBERT R. POE, Administrator of the Estate of ROBERT JEAN DEMARCUS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7083 PAGE 559

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Steven DeMarcus and Karen Camilla Mallicote and Robert R. Poe, Administrator of the ~~Estate of Robert Jean DeMarcus, deceased~~

the bargainor s, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of December, 19 86.

My commission expires 7-17-55 Notary Public William T. Berry

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 242,553.15
This is equal to or greater than the property would bring at a fair and voluntary sale.

Charles Michael Collier

Sworn to and subscribed before me this 23rd day of December, 1986.

My commission expires 7-17-55 Notary Public William T. Berry

This instrument was prepared by:	
Name	Address

WARRANTY DEED

FROM Robert Steven DeMarcus et al

TO Charles Michael Collier, Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Robert R. Poe, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Sharon L. DeMarcus, and acknowledged that he executed the same as the free act and deed of said Sharon L. DeMarcus.

Witness my hand and seal at Nashville, Tennessee, this 23rd day of December, 1986.

Notary Public

My Commission Expires: 7-17-88

Tract I:

LAND in Davidson County, Tennessee, being part of Lot No. 2 on the Map of Nashville Trust Company's Subdivision of John Woodard Lands, as of record in Book 161, page 127, Register's Office for said County, described as follows:

Beginning at a point in the center line of Dickerson Pike 79 feet north of the common corner of lots Nos. 1 and 2 on said Plan; thence easterly 442 feet, more or less, to a point in the center of Luton Street, said point being 79 feet north of the line between Lots Nos. 1 and 2; thence along the center line of Luton Street, northerly 184 feet to the common corner of Lots 2 and 3; thence with the line between said Lots 2 and 3, westerly 433 feet to a point in the center line of Dickerson Pike, said point being the southwest corner of Lot No. 3 and the northwest corner of Lot No. 2; thence southerly with the center of said Pike 160 feet to the point of beginning.

Tract II:

LAND in Davidson County, Tennessee, being the southerly 79 feet of Lot No. 2 on the Plan of Nashville Trust Company's subdivision of the Lands of John Woodard, deceased, as of record in Book 161, page 127, Register's Office for said County, described as follows:

Beginning in the center of the Dickerson Pike at the corner of Lots Nos. 1 and 2 on said Plan; thence easterly with the line between said two lots, 446 feet to the center of a street called Luton Street; thence northerly with the center of said Street, 79 feet; thence westerly and parallel with the line between Lots 1 and 2, 442 feet, more or less, to the center of Dickerson Pike; thence southerly with the center of said Pike, 79 feet to the beginning.

Being the same property conveyed to R. J. DeMarcus by deed from Carl L. Tomlin and wife, Hazel Tomlin of record in Book 6824, page 804 Register's Office for Davidson County, Tennessee.

Robert Jean DeMarcus is now deceased having died intestate on July 4, 1986. Robert Steven DeMarcus, Karen Camilla Mallicote and Sharon L. DeMarcus are the children and sole heirs at law of Robert Jean DeMarcus. Robert R. Poe is the Administrator of the Estate of Robert Jean DeMarcus and executes this instrument by authority of and pursuant to the order of the Davidson County Probate Court approving the sale which order is being recorded immediately prior to this deed.

EXHIBIT "B" BOOK 7083 PAGE 562

RELEASE

For and in consideration of the assumption by **CHARLES MICHAEL COLLINS, TRUSTEE** of the wrap around mortgage note, executed by **CARL L. TOMLIN and wife, HAZEL TOMLIN** dated July 12, 1985 in the original principal amount of One Hundred and Sixty five thousand **($165,000.00)**, and secured by a wrap around mortgage and security agreement of record at Books 6607, page 413 and 6607, page 422 respectively,(said assumption being made in the Deed to which this exhibit is attached) I, E. R. BUCHI D/B/A ERBAN REALTY COMPANY hereby release the Estate of Robert Jean DeMarcus, the Administrator of said estate, Robert R. Poe, and the heirs at law of Robert Jean DeMarcus from any and all liability created by the above wrap around mortgage note, wrap around mortgage, security agreement and/or financing statement number D00319 which is recorded in both the Register of Deeds Office for the County of Davidson and the office of the Secretary of State for the State of Tennessee.

This 23rd day of December, 1986.

E. R. BUCHI

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, E. R. Buchi first being duly swon make oath that the above exhibit and release was freely and voluntarily executed by me for the purposes therein contained, and that I as sole owner and proprietor of Erban Realty Company have authority to execute said exhibit and release.

E. R. BUCHI

Sworn and subscribed to before me this 23rd day of December, 1986.

NOTARY PUBLIC

My Commission expires: 7-17-88

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

RECEIVED OF _____

FOR _____

BOOK 7083 PAGE 563

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

240000.15- CONT.
67.63 CONTX
.50 PROBT
15.00 WDEED
CHECK 693.38-
12/29/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77062

IDENTIFICATION REFERENCE

Dec 29 5 12 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No27407