Bee 67

ADDRESS (NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Susan M. Ezzell (NAME)	Mortgagee: Collateral Mortgage LTD (NAME)	15DZ 56530
1711 Marsden Avenue (STREET ADDRESS OR ROUTE NUMBER)	2100 First Avenue North (STREET ADDRESS)	72-12-71
Nashville, TN 37216 (CITY) (STATE) (ZIP CODE)	Birmingham, AL 35203 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7178 PAGE 59

For and in consideration of the sum of TEN AND 00/100----------($10.00)-- DOLLARS

cash in hand paid by the within named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

WE, EDWARD MANOOKIAN and wife, JANET L. MANOOKIAN AND DON H. BEHEL and wife, LEE ANN BEHEL

have bargained and sold, and by these presents do transfer and convey unto the said SUSAN M. EZZELL, UNMARRIED

the GRANTEES herein, their 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 the easterly 42 feet 6 inches of Lot No. 149 and the westerly 19 feet of Lot No. 150, on the Map of RIVERSIDE DRIVE SUBDIVISION, as of record in Book 974, Pages 60 and 61, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to EDWARD MANOOKIAN and DON H. BEHEL by Quitclaim deed from JOHN C. STOCKER, DISTRICT DIRECTOR OF INTERNAL REVENUE for the District of Nashville, Tennessee, of record in Book 7116, Page 833, Register's Office for Davidson County, Tennessee.

07097

IDENTIFICATION REFERENCE

MAR 24 10 04 AM '87

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1711 Marsden Avenue (House Number) (Street)
Nashville, TN 37216
(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 19th day of March, 1987.

EDWARD MANOOKIAN — JANET L. MANOOKIAN

DON H. BEHEL — LEE ANN BEHEL

BOOK 7178 PAGE 60

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward Manookian and wife, Janet L. Manookian, and Don H. Behel and wife, Lee Ann Behel

the 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 Madison, Tennessee, this 19th day of March, 19 87.

My commission expires 7-17-88 Notary Public Joyce B. Donahue

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, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

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 $ 44,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Judy Bynum

Sworn to and subscribed before me
this 19th day of March, 19 87.

My commission expires 7-17-88 Notary Public Joyce B. Donahue

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM
EDWARD MANOOKIAN ET UX,
JANET L. MANOOKIAN AND
DON H. BEHEL ET UX
LEE ANN BEHEL

TO
SUSAN M. EZZELL, UNMARRIED

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115
AREA CODE 615
TELEPHONE 865-4750

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

RECEIVED OF _____

FOR _____

BOOK 7178 PAGE 61

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

41.90 C- CAMT.
125.72 CSTAX
.50 PRFEE
6.00 WDTAX
CHECK 132.20-
552EA03/24/87 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07097

IDENTIFI REFERENCE

MAR 24 10 04 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 60564