Box 8-4

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Obed Wayne Kirkpatrick
1244 Brenner Drive
Nashville, TN. 37221

MORTGAGEE:
Investors Federal Savings Bank
109 Walton Ferry Road
Hendersonville, TN. 37075

MAP-PARCEL NUMBERS:
MAP141-12B
PARCEL 49C
9D-78610

WARRANTY DEED BOOK 7196 PAGE 78

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, CCM Homes, A Joint Venture composed of Eugene T. Collins and wife, Patricia Collins hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Obed Wayne Kirkpatrick and wife, Frances S. Kirkpatrick hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 42 on the plan of Southampton, Phase 3, of record in Book 5200, pages 689 & 690, Register's Office for said County.

SAID Lot No. 42 fronts 87.40 feet on the westerly margin of Brenner Drive and extends back 175.50 feet on the northerly line and 180.47 feet on the southerly line to a dead line in the rear, measuring 132.44 feet thereon.

Being the same property conveyed to CCM Homes, A Joint Venture be deed from Joseph L. Lackey, Jr., with full power to sell or transfer of record in Book 6944, page 283, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6120, page 450, Book 6231, page 63, and By-Laws in Book 6355, page 517, said Register's Office, and to the matters set forth in the above referenced plan of record.

12554 IDENTIFICATION REFERENCE APR 8 10 45 AM '87 RECEIVED FOR RECORD WILLIAM R. WILKINSON REGISTER DAVIDSON COUNTY, TN

This is (~~X~~) improved property, known as 1244 Brenner Drive, Nashville, TN. 37221.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 16th day of January, 19 87.

Patricia Collins

CCM Homes
By: Eugene T. Collins

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___; before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7196 PAGE 79

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the _____ CCM Homes, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as _____. Witness my hand and official seal, at office in Nashville, Tennessee, this 16th day of January, 19 87.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 123,900.00

_____
Affiant

Subscribed and sworn to before me, this the 16th day of January, 1987.

My Commission Expires: 10-2X-88

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public within and for said State and County at Nashville duly commissioned and qualified, C.C.M. Homes, a joint venture composed of Eugene T. Collins and wife, Patricia Collins with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the venturers of C.C.M. Homes, a joint venture, the within named bargainor, and that he as such venturers, being authorized so to do, executed the foregoing instrument, for the purposes therein contained by signing the name of the joint venture by Eugene T. Collins and Patricia Collins.

Witness my hand and Notarial Seal at office this 16th day of January, 1987.

_____
Notary Public

My Commission Expires: Nov. 1, 1987

WARRANTY DEED

from:
CCM Homes

to:
Obed Wayne Kirkpatrick and wife,
Frances S. Kirkpatrick

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7196 PAGE 80

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12554

IDENTIFI REFERENCE

APR 8 10 45 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 66714