This [illegible]
Inform[illegible] the Parties

THIS INSTRUMENT PREPARED BY:
STEWART, BLACK & UNDERHILL, ATTORNEYS
223 MADISON STREET, SUITE 108
POST OFFICE BOX 887
MADISON, TENNESSEE 37115

BOOK 7233 PAGE 198

NAME/ADDRESS OF NEW OWNER(S):

WENDI LYNNE MCCONNELL
1414 PAWNEE TRAIL
MADISON, TENNESSEE 37115

MORTGAGEE(S):

COLLATERAL MORTGAGE, LIMITED
2100 FIRST AVENUE NORTH
BIRMINGHAM, ALABAMA 35023-4202

SEND TAX BILLS TO:

COLLATERAL MORTGAGE, LIMITED
2100 FIRST AVENUE NORTH
BIRMINGHAM, ALABAMA 35023-4202

MAP AND PARCEL NOS.:

MAP 053-14
PARCEL 084
11D-86720

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 35,196.37, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Wendi Lynne McConnell
AFFIANT

Subscribed and sworn to before me this the 6th day of May, 1987.

Deana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES:

11-12-89

24813

IDENTIFICATION REFERENCE

MAY 12 8 59 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, including the Grantee(s) assuming a certain unpaid indebtedness of record in Book 6993, page 227, Register's Office for Davidson County, Tennessee, which Grantee(s) promises to pay and hold Grantor(s) harmless from same, EDWARD J. FLYNN hereinafter referred to as "GRANTOR(S)", has this day bargained and sold, and by these presents does hereby transfer and convey unto the said WENDI LYNNE MCCONNELL hereinafter referred to as "GRANTEE(S)", her heirs and assigns, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor(s) in and to any easement and right-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This is improved property known as 1414 Pawnee Trail, Madison, Tennessee 37115.

TO HAVE AND HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee(s) her heirs and assigns forever, and I covenant with the Grantee(s), her heirs and assigns, that I am lawfully seized and possessed of the " Property " in fee simple, and has a good right to convey it, and that the same is unemcumbered except as set forth in Exhibit "B", which is attached hereto and incorporated herein.

Grantor(s) further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the " Property " to Grantee(s), her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) Ha caused this Warranty Deed to be executed as of the 6th day of May, 1987.

Edward J. Flynn
EDWARD J. FLYNN

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said State and County, the within named EDWARD J. FLYNN the Bargainor(s) with whom I am personally acquainted, and who acknowledged that he executed the within named instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison, Tennessee, this the 6th day of May, 1987.

Diana White Bailey
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said State and County, the within named ~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~ the Bargainor(s) with whom I am personally acquainted, and who acknowledged that _____ executed the within named instrument for the purposes therein contained.

WITNESS my hand and official seal at _____, Tennessee, this the _____ day of _____, 1987.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

" EXHIBIT A "

Land in Davidson County, Tennessee, and described according to an unrecorded survey by Harvey Gee, on October 12, 1951, of "39 parcels of a 41-14/100 acre tract, part of Nawakwa Hills Lands, 11th Civil District, Davidson Co.", as follows:

Beginning at a point in the westerly margin of Pawnee Trail, said point being marked by an iron pin and said point being 585.8 feet southwardly (with the westerly margin of Pawnee Trail) from the southerly margin of Nawakwa Trail, where said Nawakwa Trail intersects Pawnee Trail; thence southwardly with the westerly margin of Pawnee Trial 32.3 feet to an iron pin; thence South 44° 23' East, with the westerly margin of Pawnee Trail, 67.7 feet to an iron pin; thence, South 45° 37' West, 150 feet to a point marked with an iron pin; thence, North 44° 23' West 67.7 feet to a point; thence with a curve (R.1616.5' to the left), 29.6 feet to a point marked with an iron pin; thence North 44° 34' East 150 feet to the point of beginning. Said parcel being the 10th and 11th platted lots southwardly from the intersection of Nawakwa Trail and Pawnee Trail on said unrecorded survey, fronting the westerly margin of Pawnee Trail.

Being the same property conveyed to Edward J. Flynn by deed from Alton E. McConnell et ux, Ann M. McConnell of record in Book 6993, page 224, Register's Office for said County.

" EXHIBIT B " BOOK 7233 PAGE 201

This conveyance is subject to the following:

1. 1987 Real Property Taxes and Real Property Taxes for future years.

2. Any unrecorded easements for roadways and utilities, if any.

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

RECEIVED OF _____

FOR _____

BOOK 7233 PAGE 202

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

35196.37- CAMT.
98.56 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 111.06-
5956A05/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.4813

IDENTIFIT REFERENCE

MAY 12 8 59 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.80530