Lot 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
THOMAS E. NELSON.	MORTGAGEE COLLATERAL MORTGAGE LTD.	MAP 53-3
(NAME)	(NAME)	
1408 Berry Street	2100 First Avenue North	Par. 98
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tn. 37138	Birmingham, AL 35203	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7262 PAGE 59

For and in consideration of the sum of TEN AND NO/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, WILLIAM T. SPEARS AND WIFE, LOLA B. SPEARS

have bargained and sold, and by these presents do transfer and convey unto the said THOMAS E. NELSON

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 the Fourth Civil District of Davidson County, Tennessee, described as follows, to-wit: Being Lot No. 165, Section "C-1", Village of Old Hickory, as shown on Plan of Section "C-1" and Part of Section "C" recorded December 28, 1949, Book 1424, Page 130, Register's Office for Davidson County, Tennessee; fronting 58.0 feet on Berry Street, containing 0.09 acres, more or less, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to WILLIAM T. SPEARS and his wife, LOLA B. SPEARS by deed from E. I. duPONT de NEMOURS and COMPANY, of record in Book 2017, Page 338, Register's Office for Davidson County, Tennessee.

IDENTIFICATION REFERENCE 3418.

JUN 9 8 11 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( ) property, known as 1408 Berry Street
(House Number) (Street)
Old Hickory, Tn. 37138
(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 2nd day of June, 19 87.

William T. Spears
WILLIAM T. SPEARS

BY: Phillip Spears
PHILLIP SPEARS, ATTORNEY IN FACT

Lola B. Spears
LOLA B. SPEARS

BY: Phillip Spears
PHILLIP SPEARS, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7262 PAGE 60

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM T. SPEARS AND WIFE, LOLA B. SPEARS

the bargainors, 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, Tn., this 2nd day of June, 1987.

My commission expires 7-17-88 Notary Public Bruce 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 $ 45,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Judy J. Byrum

Sworn to and subscribed before me this 2nd day of June, 19 87

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

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

WARRANTY DEED

FROM

TO

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

7262

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

RECEIVED OF _____

FOR _____

BOOK 7262 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
			45000.00-	CAMT.
			126.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	132.50-
6617A06/10/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.4.1.1.8.

IDENTIFICATION REFERENCE

JUN 9 8 11 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 90964