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SEP 29 9 10 AM '87 DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE 69427

mail:

This Instrument Prepared By:
Richard M. Davenport
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Address of New Owner(s):
Robert Allen Snow, Jr.,
Donna Snow &
Melanie A. Snow
Route 2
Waverly Plantation
West Point, MS 39773

Mortgagee:
William M. Colson
2012 Beech Avenue
Nashville, TN 37204

Map-Parcel No.:
105-10-220
16W-6290

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, KATHERINE L. COLSON and husband, WILLIAM M. COLSON ("Grantors") have this day bargained and sold, and do hereby transfer and convey to ROBERT ALLEN SNOW, JR., DONNA SNOW AND MELANIE A. SNOW, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP EXISTING IN EACH ("Grantees"), their heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 15 on the Map of C. S. Caldwell's second Roycroft Subdivision of record in Book 421, page 176, Register's Office for said County and more particularly described according to an unrecorded survey by G. Barry Greer, July 12, 1972, as follows:

BEGINNING at an iron pin 56.43 feet in a southerly direction from the intersection of the sidewalk on Roycroft Place and 8th Avenue, South; thence South 86 degrees 29' East 152.40 feet to an iron pin; thence along the westerly margin of an alley South 4 degrees 30' West 50 feet to a railroad spike; thence North 86 degrees 29' West 149.77 feet to a stone pillar; thence North 1 degree 29' East 50 feet along the back of the sidewalk to the point of beginning.

BEING the same property conveyed to William M. Colson and wife, Katherine L. Colson by deed from J. L. Pewitt and wife, Lucille Pewitt and E. C. Pewitt and wife, Mary S. Pewitt of record in Book 4774, page 418, Register's Office for Davidson County, Tennessee, and by deed from William M. Colson to Katherine L. Colson by Deed of record in Book 6856, page 463.

This conveyance is made subject to 1987 County and State Taxes, which have been prorated and assumed by the Grantees.

This is improved property known as 2002 8th Avenue, South, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantors further covenant and bind themselves, their successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 23rd. day of September, 1987.

Katherine L. Colson
KATHERINE L. COLSON

William M. Colson
WILLIAM M. COLSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd. day of September, 1987, before me personally appeared KATHERINE L. COLSON AND WILLIAM M. COLSON to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument, and who acknowledged that the execution of the same to be their free act and deed.

Richard M. Davenport
NOTARY PUBLIC

My Commission Expires:

11-1-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 55,000.00.

Katherine L Colson
AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS
23rd DAY OF SEPTEMBER, 1987.

Richard M. Davenport
NOTARY PUBLIC

My Commission Expires: 11-1-87

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

55000.00- CAMT.
154.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 160.50-
7441A09/29/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69427

IDENTIFICATION REFERENCE

SEP 29 9 11 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 21004