File 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
FRANK A. GONZALES ET UX, (NAME)	(Mortgagee) COLLATERAL MORTGAGE LTD (NAME)	3DZ 86053
2258 Lebanon Rd., Unit 25 (STREET ADDRESS OR ROUTE NUMBER)	2100 First Avenue North (STREET ADDRESS)	95-3A
Nashville, TN 37214 (CITY) (STATE) (ZIP CODE)	Birmingham, AL 35203 (CITY) (STATE) (ZIP CODE)	25

WARRANTY DEED

BOOK 7390 PAGE 718

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

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

I, CHARLES H. TURNER

have bargained and sold, and by these presents do transfer and convey unto the said FRANK A. GONZALES and wife, RITA B. GONZALES

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

BEING Unit 25 of Magnolia Square Condominums as of record in Book 5200, page 702, as amended in Book 6685, page 253, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description thereof.

Being a part of the same property conveyed to Charles H. Turner and Thomas L. Goddard by deed from Douglas F. Brown and wife, Rose M. Brown of record in Book 4204, page 726, Register's Office for Davidson County, Tennessee. By deed of record in Book 4583, page 507, Thomas L. Goddard conveyed 1/2 undivided interest to Charles H. Turner.

VIRGINIA W. TURNER joins in this deed solely to relinquish any marital rights she may have in the property by virtue of marriage to CHARLES H. TURNER

7.8.26.3.

IDENTIFICATION REFERENCE

OCT 30 8 16 AM '87

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 2258 Lebanon Road, Unit 25 (House Number) (Street)
Nashville, TN 37214 (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 21st day of October, 19 87.

CHARLES H. TURNER

VIRGINIA W. TURNER

BOOK 7390 PAGE 719

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Charles H. Turner and wife, Virginia W. Turner

the within named bargainorS, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 21st *day of* October, *19* 87.

Bruce B. Castleman
Notary Public

Commission expires 7-17-88

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE AT LARGE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

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 $ 58,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Frank A. Gonzales

Sworn to and subscribed before me
this 21st day of October, 19 87.

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

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE AT LARGE

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

WARRANTY DEED

FROM

CHARLES H. TURNER ET UX,

TO

FRANK A. GONZALES ET UX

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 7390 PAGE 720

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7. 8. 2. 6. 3.

IDENTIFICATION REFERENCE

OCT 30 8 16 AM '97

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 31016