Mail

THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
112 Long Hollow Pike, Suite 301
Goodlettsville, Tennessee 37072

WARRANTY DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PAR. NO.
Clarence H. Collins, etux 1216 Bubbling Well Rd. Madison, TN 37115	SAME AS NEW OWNER	Map 43-16 Par. 114 11D-91718

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, KENNETH D. DYE, an unmarried man, hereinafter referred to as the "GRANTOR", have bargained and sold, and by these presents do transfer and convey unto the said CLARENCE H. COLLINS and wife, BESSIE L. COLLINS, hereinafter referred to as the "GRANTEE", their 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. 62 in the Kingsway Green Subdivision, a plat of which is of record in Book 3842, page 227, Register's office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
Being the same property conveyed to Kenneth D. Dye, by quitclaim deed from Howard F. Butler, Trustee, of record in Book 6985, page 848, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estates, title and interest thereto belonging to the said GRANTEE, their heirs and assigns, forever.

And the Grantor does covenant with the said Grantees, that he is lawfully seized and possessed of said land in fee simple, have a good right convey it and warranty that the same is unencumbered, except (1) 1988 State & County taxes, a lien, prorated between the parties and assumed in full by Grantee, (2) Restrictions of record in Book 4280, page 68, said Register's Office, and (3) The Plan of record in Book 3842, page 227, said Register's Office.

And the Grantor does further covenant and bind ourselves, our heirs and representatives to warranty and forever defend the title to the land to the said Grantee, their heirs and assigns,

against the lawful claims of all persons whomsoever.

WITNESS my hand on this the 1st day of June, 1988.

KENNETH D. DYE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KENNETH D. DYE, an unmarried man, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 1st day of June, 1988.

NOTARY PUBLIC

My Commission Expires: 1/25/92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $12,500.00.

Affiant

Sworn to and subscribed before me, this the 1st day of June, 1988.

NOTARY PUBLIC

My Commission Expires: 1/25/92

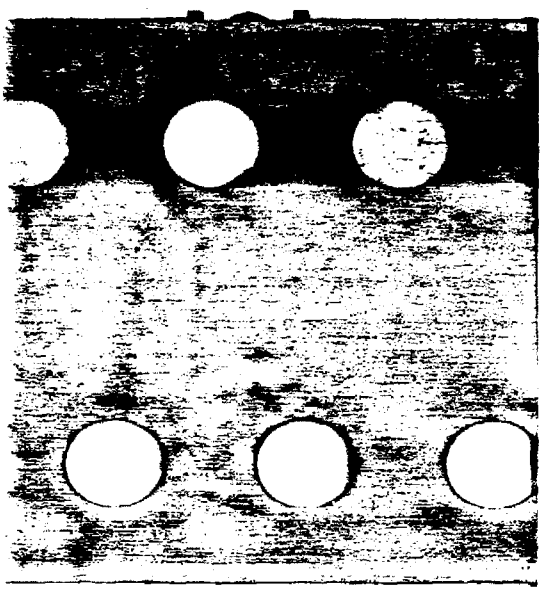
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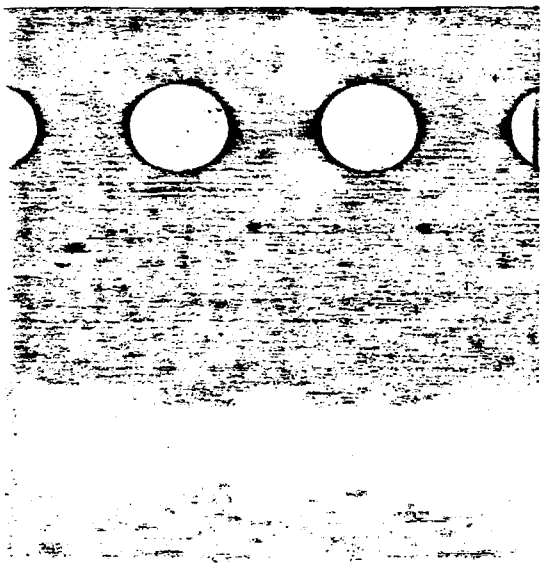
IDENTIFICATION REFERENCE

JUN 8 11 20 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BOOK 7566 PAGE 560





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7566 PAGE 561

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

CAMT 12500.00
CON TX 35.00
PRFEE 0.50
WDEED 6.00
TOTAL 41.50
CHECK 41.50

06/08/88 01 11:21 0001 2790

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37790

IDENTIFICATION REFERENCE

JUN 8 11 20 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99663