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FORM NO. WD-1

FILE BOX 9

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,900.00

Peter E Collins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November, 1988.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 7-13-91
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter E. Collins, etux (NAME)	Atlantic Coast Mortgage Co. (NAME)	MAP 147-9
5008 Danby Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PARCEL 83
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Fairfax, VA 22030 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Larry W. Banniza and wife, Sherry A. Banniza

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peter E. Collins and wife, Mary Anne Collins

HEREINAFTER CALLED THE GRANTEES, 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. 177 on the plan of Section One Caldwell Country Estates, of record in Book 2663, page 68, Register's Office for said County.

SAID Lot No. 177 fronts 70.1 feet on the Northeasterly margin of Danby Drive and extends back 270 feet on the Northwesterly line and 287.8 feet on the Southeasterly line to a dead line in the rear, measuring 82 feet thereon.

BEING the same property conveyed to Larry W. Banniza and wife, Sherry A. Banniza by deed from F.B. Farrior, Jr. and wife, Mary Floydaline W. Farrior, of record in Book 5369, page 483, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to (a) restrictive covenants of record in Book 2802, page 369, said Register's Office, and (b) the matters set forth on said plan of record.

8.50
5932
IDENTIFICATION
Nov 16 2 24 PM '88
REGISTER'S OFFICE

This is ( ) unimproved (xx) improved property, known as 5008 Danby Drive, Nashville, TN 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 15th day of November, 19 88

Larry W. Banniza
Larry W. Banniza

Sherry A. Banniza
Sherry A. Banniza

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Larry W. Banniza and wife, Sherry A. Banniza

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 Nashville, Tennessee, this 15th day of November 1988.

Commission expires 7-13-91

John V. Adams Notary Public

NOTARY PUBLIC AT LARGE STATE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____ Notary Public

WARRANTY DEED

FROM

Larry W. Banniza and wife,

Sherry A. Banniza

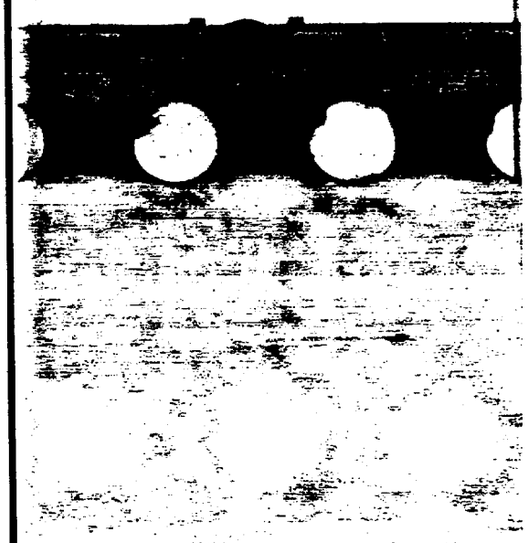
TO

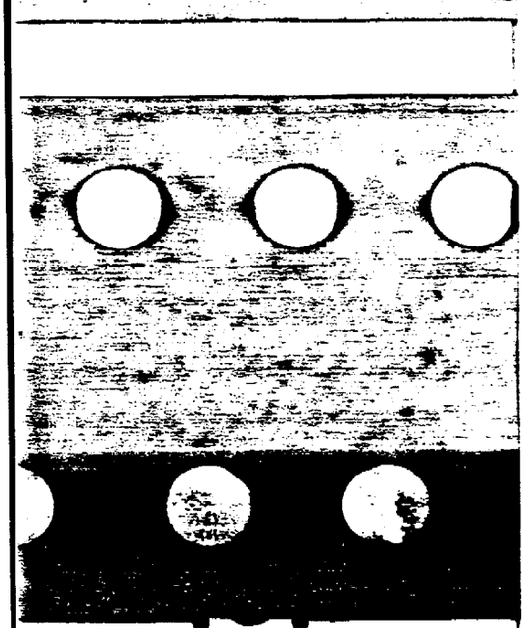
Peter E. Collins and wife

Mary Anne Collins

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

8229 11/16 0201 03CHECK 293.27





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

CAMT	86900.00
CON TX	286.77
PRFEE	0.50
WDEED	6.00
TOTAL	293.27
CHECK	293.27

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/16/88 01 14:26 0001 8218

85932

IDENTIFICATION

Nov 16 2 24 PM '88

FELIX Z. WILSON, II REGISTER

No. 154773