BOOK 7954 PAGE 556

This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
116 Mt. Juliet Road
P. O. Box 888
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
JACK E. COLLINS and wife, BEVERLY B. COLLINS
238 Juliet Drive
Mt. Juliet, Tn 37122

SEND TAX BILLS:
New Owner

MORTGAGEE:
Wilson Bank & Trust
P.O. Box 1382
Lebanon, Tennessee 37087

MAP AND PARCEL:
Map 83
Group 7
Parcel 332.00
FB #15DA-39810

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, RALPH G. GRANT and wife, SARAH WILLEDEAN GRANT, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JACK E. COLLINS and wife, BEVERLY B. 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:

Being Lot No. 14 on the Plan of Eastland Oaks, Section 2, of record in Book 4860, page 9, Register's Office for said county.

Said Lot No. 14 fronts 50.0 feet on the southerly margin of Oak Ct. and extends back between lines 107.08 feet on the easterly line, and 179.39 feet on the westerly line, to a line on the rear on which it measures 195.91 feet.

Being the same property conveyed to Ralph G. Grant by deed from George W. Hussey and William K. Jones dated May 25, 1979, as of record in Book 5442, page 379, Register's Office for Davidson County, Tennessee. Sarah Willedean Grant, wife of the said Ralph G. Grant, joins in this conveyance to convey any marital interest she may have in said property.

This is improved property known as 2328 and 2330 Oak Court, Nashville, Tennessee 37206.

71723

IDENTIFICATION REFERENCE

Oct 4 3 23 PM '89

DAVIDSON COUNTY, TN

RECEIVED

This conveyance is made subject to all zoning ordinances, restrictions and easements of record, or which a visual inspection of the property would reveal, and is subject to those facts, conditions and limitations shown on the plat of record in Plat Book 4860, page 9, said Register's Office, including a 30 foot minimum building setback line from Oak Court, a 2.5 foot by 30 foot utility anchor easement at the northeast corner of said lot, and a 10 foot easement for public utilities and drainage along the rear line of said property. Real property taxes for 1989 have been settled between the parties and will be paid by Grantees.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JACK E. COLLINS and wife, BEVERLY B. COLLINS, their heirs and assigns, forever; and we, RALPH G. GRANT and wife, SARAH WILLEDEAN GRANT 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 3rd day of October, 1989.

Ralph G. Grant
RALPH G. GRANT

Sarah Willedean Grant
SARAH WILLEDEAN GRANT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named RALPH G. GRANT, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 3rd day of October, 1989.

Patricia M. Davis
NOTARY PUBLIC

PATRICIA M. DAVIS NOTARY PUBLIC AT LARGE

My Commission Expires: March 13, 1993

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named SARAH WILLEDEAN GRANT, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this the 4th day of October, 1989.

Mary E C Comer
NOTARY PUBLIC

My Commission Expires: ~~March~~ May 26, 1991 ~~1993~~

STATE OF TENNESSEE)
COUNTY OF WILSON)

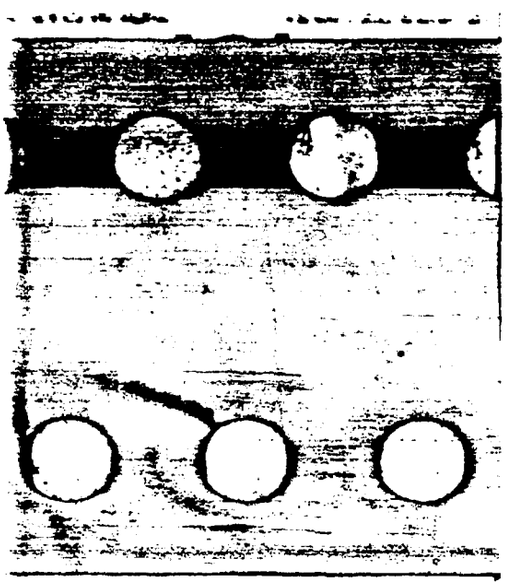
The actual value or consideration, whichever is greater, for this transfer is $34,000.00.

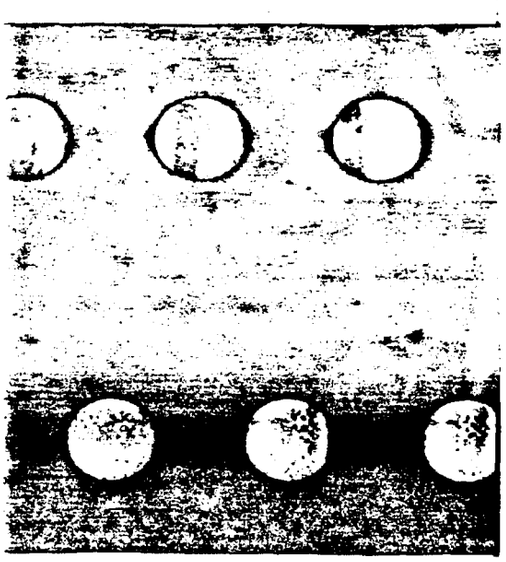
Jack E Collins
AFFIANT

Subscribed and sworn to before me
this 3rd day of October, 1989.

Patricia M. Swin
NOTARY PUBLIC

My Commission Expires: March 13, 1993





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 34000.00
CON TX 112.20
PRFEE 1.00
MISC 9.00
TOTAL 122.20
CHECK 122.20

10/04/89 01 15:25 0001 3000

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.1.723

IDENTIFICATION REFERENCE

OCT 4 3 24 PM '89

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 255209