THIS INSTRUMENT PREPARED BY:
Mail STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

5032 10/12 0101 03CHECK 199.09

ADDRESS NEW OWNER:

CLARA L. TUCKER, UNMARRIED
1125 WINDING WAY
NASHVILLE, TN 37216

MAP/PARCEL NUMBER:

MAP 61-07
PARCEL 285

SEND TAX BILLS TO:

COLLATERAL MORTGAGE, LTD.
1900 CRESTWOOD BLVD.
P.O. BOX 830180
BIRMINGHAM, AL 35283-0180

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,300.00.

Clara L. Tucker
AFFIANT

Subscribed and sworn to me, this the 5TH day of OCTOBER, 1989.

Notary Public
My commission expires: 8-7-93

73443

IDENTIF. REFERENCE

Oct 12 9 34 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, WE, MARY T. COFFMAN, A WIDOW, AND JACK B. COFFMAN, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said CLARA L. TUCKER, UNMARRIED, hereinafter referred to as GRANTEE, HER successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 1125 WINDING WAY, NASHVILLE, TN 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

GRANTEE, HER successors, heirs and assigns forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEE, HER successors, heirs and assigns, against the lawful claims of all persons.

WITNESS OUR HANDS this 5th day of OCTOBER, 1989.

Mary T. Coffman
MARY T. COFFMAN

By: Joseph B. Coffman, Thomas M. Black, Atty in Fact
JACK B. COFFMAN, BY HIS ATTORNEY-IN-FACT, THOMAS M. BLACK

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY T. COFFMAN, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that SHE executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 5th day of OCTOBER, 1989.

Denise C. Ellis
notary public

My commission expires: 5-11-92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS M. BLACK, to me known to be the person who executed the foregoing instrument in behalf of JACK B. COFFMAN and acknowledged that HE executed the same as the free act and deed of the said JACK B. COFFMAN, for the purposes therein contained.

WITNESS my hand and official seal at office in Madison, Tennessee, this 5th day of OCTOBER, 1988.

Denise C. Ellis
Notary Public

My Commission Expires: 5-11-92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

EXHIBIT 'A'

LAND in Davidson County, Tennessee, being the east 20 feet of Lot No. 12 and the west 40 feet of Lot No. 13 of Block "A" on the Map of Section One, Jackson Park, as of record in Book 843, page 17, Register's Office for said County.

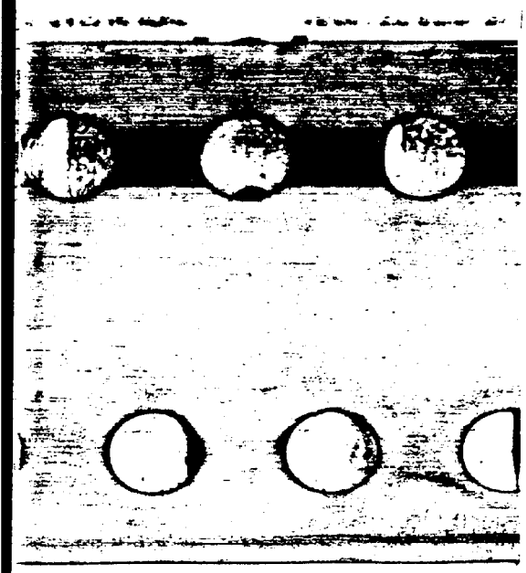
SAID parts of said lots adjoin and front together 60 feet on the northerly side of Winding Way and run back between parallel lines 150 feet on the easterly line of said part of Lot 13 and 150 feet 10 inches on the westerly line of said part of Lot 12, to a dead line in the rear on which they measure 60 feet.

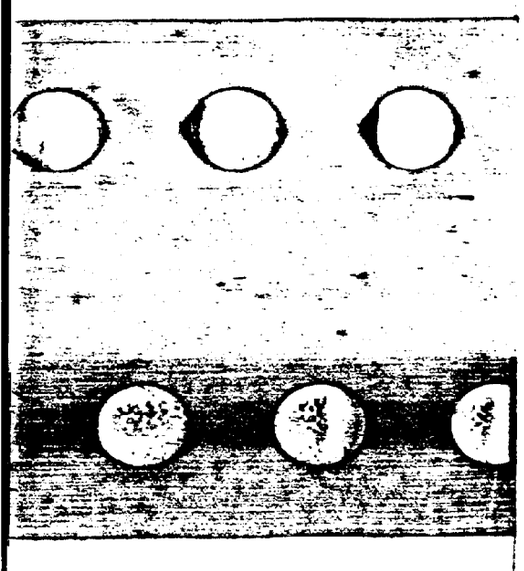
BEING the same property conveyed to Malcolm T. Coffman et ux, Mary T. Coffman, by Warranty Deed from William C. Boyers et ux, Barbara M. Boyers, of record in Book 4043, page 47, Register's Office for Davidson County, Tennessee. Malcolm T. Coffman et ux, Mary T. Coffman subsequently conveyed said property to themselves and their son, Jack B. Coffman, all as joint tenants with right of survivorship, by Quitclaim Deed of record in Book 7488, page 245, said Register's Office, the said Malcolm T. Coffman having died on 8-18-89, said property now vests by operation of law in his widow, Mary T. Coffman, and his son, Jack B. Coffman, the Grantors herein.

EXHIBIT 'B'

1. REAL PROPERTY TAXES for 1990 and all future years.

2. Plat of record in Book 843, page 17, said Register's Office, which includes a 35 foot minimum building setback line from Winding Way.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7959 PAGE 237

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 57300.00
CON TX 189.09
PRFEE 1.00
WDEED 9.00
TOTAL 199.09
CHECK 199.09

10/12/89 01 09:35 0001 5032

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

73443

IDENTIF. REFERENCE

OCT 12 9 34 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 257204