BOOK 7969 PAGE 728 Bk 30

THIS INSTRUMENT PREPARED BY: Rick M. Johnson 3221 Nolensville Rd. Nashville, TN 37211

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Bobby H. Collins and wife Sandra B. Collins 304 Errol Lane Nashville, TN 37209	Atlantic Coast Mortgage Company 12700 Fair Lakes Circle, Ste. 400 Fairfax, VA 22033	To Be assigned

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we Sylvan Investment Inc., have bargained and sold, and by these presents do transfer and convey unto the said Bobby H. Collins and wife Sandra B. Collins the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 30 on the plan of Sylvan Heights, Phase two, of record in Book 6900, page 936, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being Part of the same property conveyed to Sylvan Investments, Inc. by deed from Ira J. Heckman, of record in book 7568, Page 393, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: 304 Errol Lane Nashville, TN 37209

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 26th day of October, 1989.

9530 10/27 0101 03CHECK 237.67

Sylvan Investment Inc.
BY: Ira J. Heckman, Pres.

IDENTIF. REFERENCE

7 7 2 1 1

OCT 27 11 38 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7969 PAGE 729

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ira J. Heckman with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of the Sylvan Investments, Inc., the within named bargainor, a corporation, and that he as President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Ira J. Heckman as such President.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of October, 1989.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

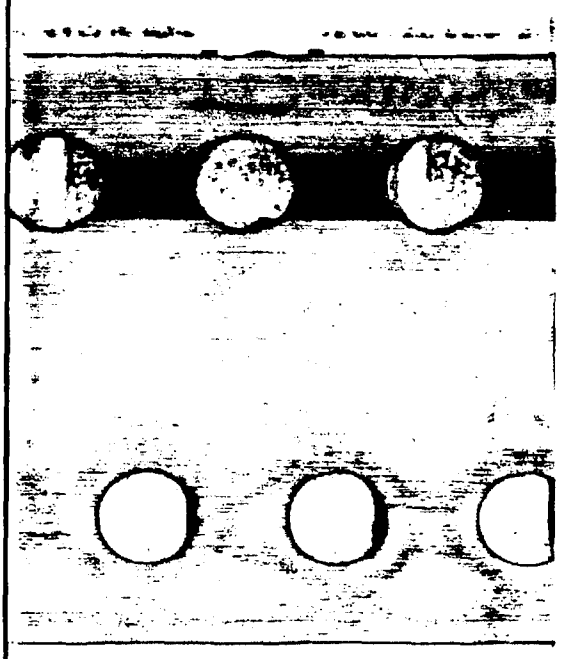
The actual consideration or true value, whichever is greater, for this transfer is $69,900.00

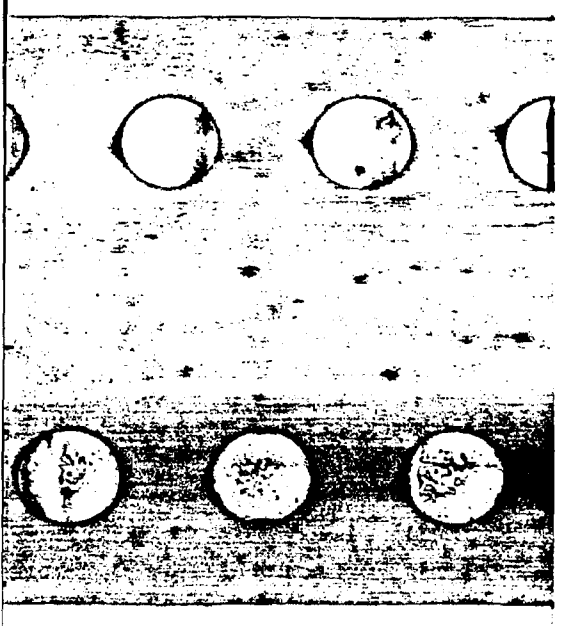
Sandra B. Collins
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 26 DAY OF October, 1989.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
5-20-92





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7969 PAGE 730

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 69900.00
				CON TX 230.67
				PRFEE 1.00
				MDEED 6.00
				TOTAL 237.67
				CHECK 237.67

10/27/89 01 11:40 0001 9530

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77211

IDENTIF. REFERENCE

OCT 27 11 38 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 261640