FILE IN BOX #14

FORM NO. WD-1

#6995-3

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 193,000.00

Ralph Schuller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF February 19 91

Notary Public

MY COMMISSION EXPIRES: July 24, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

DENNEY, LACKEY & CHERNAU, 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
RALPH ECKARDT SCHULLER etux (NAME)	SunTrust Mortgage, Inc. (NAME)	MAP 104-15
2617 West Linden Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 105277 (STREET ADDRESS)	PARCEL 472
Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30348-5277 (CITY) (STATE) (ZIP)	FB#: 24W-15436

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~~ I, EUGENE T. COLLINS, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RALPH ECKARDT SCHULLER AND WIFE, JEANNE CHICK SCHULLER, AS TENANTS BY THE ENTIRETY

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. 2 on the Plan of Lokey Subdivision, as of record in Book 6200, Page 958, Register's Office for said County.

SAID Lot No. 2 fronts 50.00 feet on the southerly margin of West Linden Avenue and extends back between parallel lines 192.00 feet to a dead line measuring 50.00 feet thereon.

BEING the same property conveyed to Eugene T. Collins, by Deed from Anne Elizabeth Lokey and spouse, James H. Lokey, of record in Book 8168, Page 822, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

LEGAL DESCRIPTION RECITED ABOVE THE SAME AS IN PREVIOUS DEED.

unimproved ( )
This is improved COQ property, known as 2617 West Linden Avenue, Nashville, TN 37212
(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 seised 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 my hand this 27th day of February, 19 91

E. T. Coll

EUGENE T. COLLINS

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, JOHN T. COOK, a Notary Public in and for said County and State, the within named EUGENE T. COLLINS, UNMARRIED

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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of February, 19 91.

Notary Public

Commission Expires July 24, 1993

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM EUGENE T. COLLINS, UNMARRIED

TO RALPH ECKARDT SCHULLER AND WIFE, JEANNE CHICK SCHULLER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

96039

IDENTIF. REFERENCE

MAR 1 9 01 AM '91

FELIX J. ... JR.
DAVIDSON COUNTY T.C.

9968 03/01 0101 03CHECK 643.90



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 193000.00
CON TX 636.90
PRFEE 1.00
WDEED 6.00
TOTAL 643.90
CHECK 643.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 03/01/91 91 09:03 0001 9968

96039

IDENTIF. REFERENCE

MAR 1 9 01 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 400808