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

ADDRESS NEW OWNER:

MICHAEL E. ROBBINS ET UX
207 MAPLEWOOD LANE
NASHVILLE, TN 37207

MAP/PARCEL NUMBER:

MAP 60-4
PARCEL 27

7372 09/03 0101 03CHECK 228.30

SEND TAX BILLS TO:

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

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,000.00, THIS 29TH DAY OF AUGUST, 1991.

Michael E. Robbins
AFFIANT

Subscribed and sworn to me, this the 29TH day of AUGUST, 1991.

Notary Public
My commission expires: 5-14-92

4333

SEP 3 2 27 PM '91

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, I, EVA CHERRY SETTLES, a widow, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said MICHAEL E. ROBBINS ET UX, JACQUELINE B. ROBBINS, hereinafter referred to as GRANTEES, THEIR 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 GRANTOR 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 207 MAPLEWOOD LANE, NASHVILLE, TN 37207.

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

GRANTEES, THEIR successors, heirs and assigns forever, I covenant that I AM 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.

I further covenant and bind MYSELF and MY heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 29TH day of AUGUST, 1991.

Eva Cherry Settles
EVA CHERRY SETTLES

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EVA CHERRY SETTLES, 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 29TH day of AUGUST, 1991.

Deanna C. Collins
notary public

My commission expires: 5-11-92

EXHIBIT 'A'

Land in the 12th, formerly the 17th Civil District of Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the Subdivision of the Lands of William Phillips, as of record in Book 57, page 21, Register's Office, and being known as Lot No. 207 on the unrecorded Map showing the subdivision of part of said Lot 1 and described as follows:

Beginning at a point in the centerline of Maplewood Lane, 63 feet east of the southeast corner of the property conveyed to Gilbert H. Douglas, by deed of record in Book 2104, page 382; being the common corner of Lots Nos. 205 and 207; thence with the line between said Lots, North 6° 25' East 240 feet to a point; thence south 83° 35' East 63 feet to the corner of Lots Nos. 207 and 209; thence with the line between said lots, South 6° 25' West 240 feet to the centerline of Maplewood Lane; thence with the centerline of the same, North 83° 35' West 63 feet to the point of beginning.

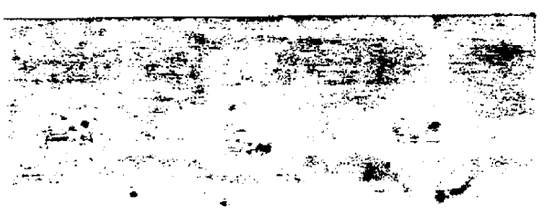
Being the same property conveyed to Fred Settles et ux, Eva Cherry Settles, by Warranty Deed from L.B. Jones and wife, Robbye R. Jones, of record in Book 2903, page 623, Register's Office for Davidson County, Tennessee, the said Fred Settles having since died, the property vests solely in his widow, Eva Cherry Settles, the Grantor herein.

EXHIBIT 'B'

1. Real property taxes for 1991 and all future years.

2. All matters set forth on Plat of record in Book 57, page 21, Register's Office for Davidson County, Tennessee.

3. Unrecorded easements for roads and utilities, if any.

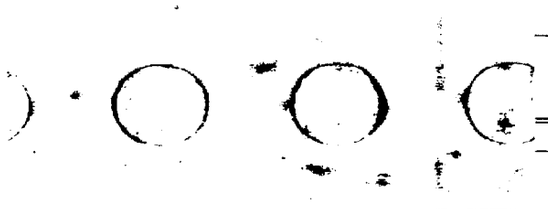


OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8434 PAGE 67



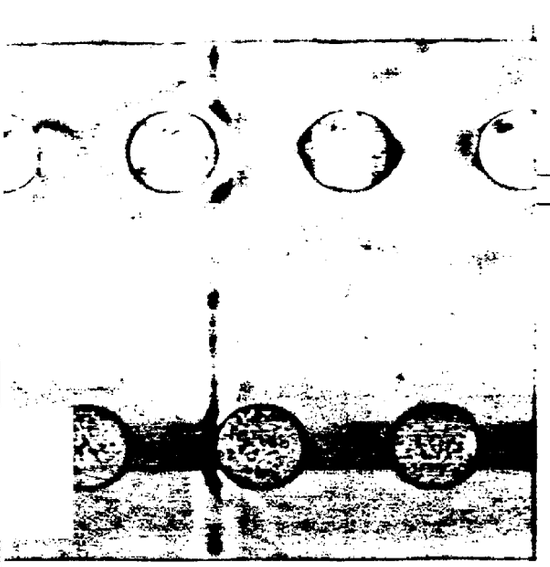
CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	59000.00
CON TX	218.30
PRFEE	1.00
WDEED	9.00
TOTAL	228.30
CHECK	228.30

09/03/91 01 14:29 0001 7372

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



43933

IDENTIFICATION

SEP 3 2 27 PM '91

No. 455666