This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville TN 37219
Return to Box 50

BOOK 8606 PAGE 827

ADDRESS NEW OWNER:
David Joe Collins and Cynthia A. Collins
119 Antioch Pike
Nashville, Tennessee 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank, a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 133-03
GROUP
PARCEL 139

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, John E. Vance, Jr. and Patricia Jo Vance Wise, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David Joe Collins and wife, Cynthia A. 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:

> Land in Davidson County, Tennessee, being Lot No. 179, Section II, on the Subdivision of Glencoe Acres, a plan of which is of record in Book 1835, pages 136, 137, and 138, Register's Office for Davidson County, Tennessee, more particularly described as follows:
>
> Said Lot No. 179 fronts 80 feet on the southerly side of the Old Antioch Pike and runs back between lines 190.8 feet on the westerly side and 191.2 feet on the easterly side to a dead line in the rear, measuring 80 feet on said dead line.
>
> Being the same property conveyed to John E. Vance and wife Clarine Vance by deed from John Vukelich and wife, Jane Vukelich of record in Book 4198, page 698, said Register's Office. The said John E. Vance having predeceased Clarine Vance and the Will of Clarine W. Vance, also known as Clarine Vance of record in Will Book 175, page 57, Probate Court Clerk's Office, Probate Case No. 97308, having devised the subject property to Patricia Joe Vance Wise and John Edwin Vance, Jr. The said Patricia Joe Vance Wise and the said Patricia Jo Vance Wise are one in the same person.

This is improved property known as 119 Antioch Pike, Nashville, TN 37211.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Taxes for 1992, a lien not yet due and payable.

2. The Plan of record in Book 1835, page 136, said Register's Office, shows an Owner's Certificate, a 50 foot minimum building setback line from Old Antioch Pike and a 10 foot easement for public utility purposes along the rear line of said lot.

3. An easement for sanitary sewers and/or storm drainage in favor of Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4306, page 86, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said David Joe Collins and wife, Cynthia A. Collins, their heirs and assigns, forever; and we, John E. Vance, Jr. and Patricia Jo Vance Wise, 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 hand this the 17th day of April, 1992.

John E. Vance Jr.

Patricia Jo Vance Wise

The undersigned Barbara H. Vance and Ronald W. Wise join in this conveyance for the purpose of conveying any interest they may have in the subject property by virtue of their marriage to the Grantors.

Barbara H. Vance

Ronald W. Wise

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John E. Vance, Jr., Barbara H. Vance, Patricia Jo Vance Wise and Ronald W. Wise, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 17th day of April, 1992.

NOTARY PUBLIC
My Commission Expires: 11/21/92

0357 8 IDENTIF. TREFERENCE APR 21 4 15 PM '92 IX L. WILSON LT REGIS DAVIDSON COUNTY TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

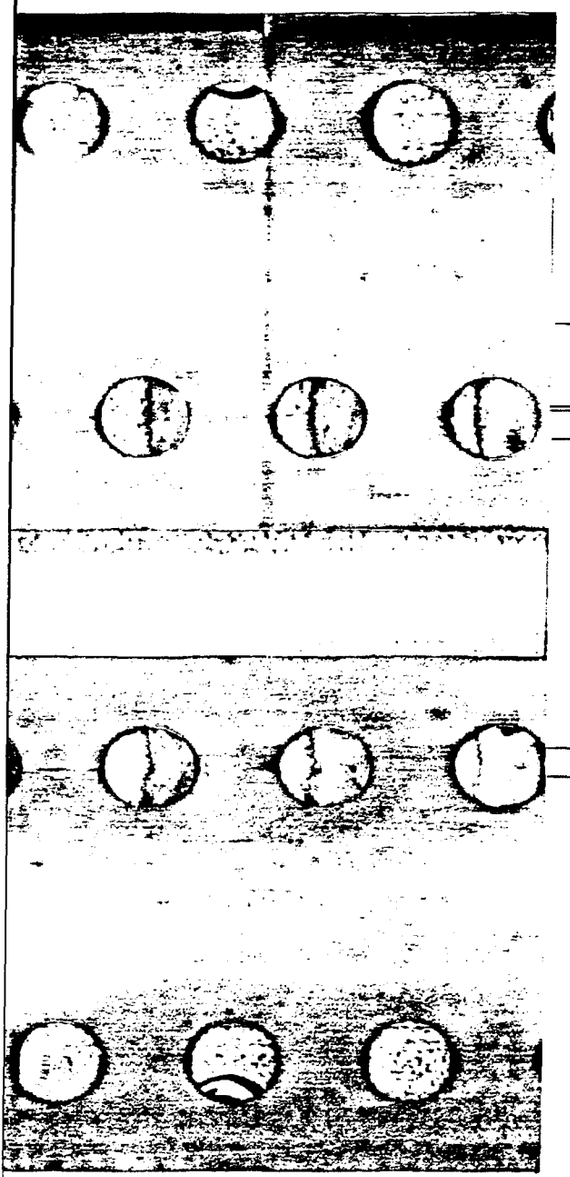
The actual value or consideration, whichever is greater, for this transfer is $ 77,500.00.

AFFIANT

Subscribed and sworn to before me this 17th day of April, 1992.

NOTARY PUBLIC
My Commission Expires: 11/21/92

0101 03CHECK 293.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8606 PAGE 829

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 77500.00
				CON TX 286.75
				PRFEE 1.00
				WDEED 6.00
				TOTAL 293.75
				CHECK 293.75
04/21/92	01			16:16 0001 2696

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03578

IDENTIF. REFERENCE

APR 21 4 15 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 523521