This Instrument Prepared By:
Lee and Lee Attorneys, P.C.
109 East Gay Street
Lebanon, Tennessee 37087

Mail

L&L# 3174

BOOK 9555 PG 496

ADDRESS NEW OWNER:
Jason E. Martin and Elizabeth Martin
309 Rachel Court East
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Collateral Mortgage, Ltd.
P.O. Box 830180
Birmingham, AL 35283-0180

MAP AND PARCEL:
MAP 75-7
GROUP 285
PARCEL 04D-91210

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, **William D. McAlister and Victoria H. McAlister**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Jason E. Martin and wife, Elizabeth Martin**, 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:

> A tract or parcel of land situate and located in Hermitage, Davidson County, Tennessee more particularly described as follows, to-wit:
>
> Being Lot No. 9, of the Revision of Lots 5, 9, 15, 19, 22, 26, 28, 36, 44, 47, 63, 66, 70, 78 and 102 Rachel's Square, Sections One and Two of Record in Plat Book 6250, page 543, Register's Office, Davidson County, Tennessee.
>
> Being the same property conveyed to William D. McAlister by deed from Secretary of Housing & Urban Development dated May 7, 1991, as of record in Book 8348, Page 747, Registers's Office for Davidson County, Tennessee.
>
> Victoria H. McAlister joins in this conveyance for the purpose of conveying any marital interest which she may have in the above property.

This is improved property known as 309 - 311 Rachel Court East, Hermitage, TN 37076. Possession is to be given on December 23, 1994.

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

This conveyance is subject to that certain indebtedness evidenced by a Deed of Trust of record in Book 8348, page 750, Register's Office, Davidson County, Tennessee, which, Grantee hereby expressly assumes and agrees to be responsible for all the terms and conditions of said note and security instruments evidenced thereby.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **Jason E. Martin and wife, Elizabeth Martin**, their heirs and assigns, forever; and we, **William D. McAlister and Victoria H. McAlister,** 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 hands this the 23rd day of December, 1994.

William D. McAlister

Victoria H. McAlister

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **William D. McAlister and Victoria H. McAlister** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at my office in Lebanon, Tennessee, this the 23rd day of December, 1994.

John M. Lee
NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 4/24/95

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 59,000.00.

AFFIANT

Subscribed and sworn to before me this 23rd day of December, 1994.

John M. Lee
NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

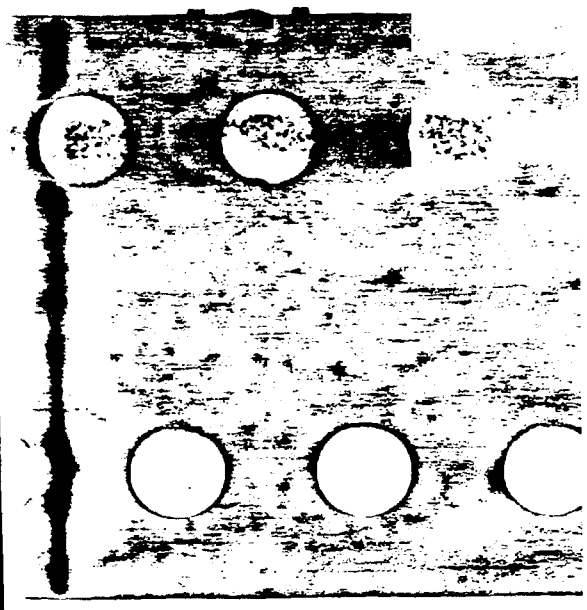
My Commission Expires: 4/24/95

5475 12/27 11:01 03CHECK 227.30

IDENTIFICATION REFERENCE 20310

DEC 27 PM 1:14

DAVIDSON COUNTY, TN. REGISTER



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

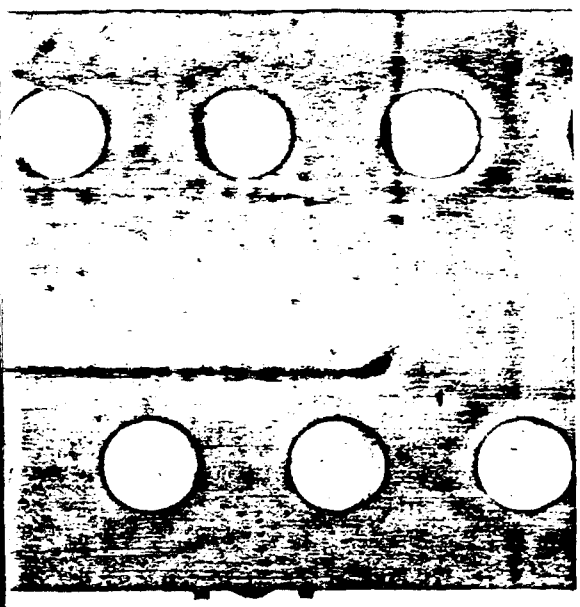
RECEIVED OF _____

FOR _____

BOOK 9555 PG 498

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	8.00
TOTAL	227.30
CHECK	227.30

12/27/94 01 13:44 0001 6456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20310
IDENTIF. & REFERENCE

94 DEC 27 PM 1:44
REGISTER
DAVIDSON COUNTY, TN.

No. 866362