47

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,853.69

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF April, 19 95

Notary Public

MY COMMISSION EXPIRES: 1/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Castleman & Wischhof, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shelby J. Propst	COLLATERAL MORTGAGE, LTD.	MAP 103-2
(NAME)	(NAME)	
119 Oceola Avenue	1900 Crestwood Boulevard	PARCEL 97
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Birmingham, Alabama 35283-0180	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Kerry A. Sharp and wife, Karen Sharp

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Shelby J. Propst, Unmarried

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 part of Lot No. 8 on the Plan of the Subdivision of the C. C. Vernon Farm, as of record in Book 161, Page 164, Register's Office for said County, being the southerly 60 feet on Lot No. 3 on the unrecorded plan of said part of Lot No. 8, described according to a survey by Z. J. Wilkinson, Surveyor, September 2, 1946, as follows:

Beginning on the westerly margin of Osceola Avenue (also known as Oceola Avenue) at an iron pin, 259.4 feet south of the southwest corner of said Avenue and Maudina Street, being the corner of Lots Nos. 3 and 4 on said unrecorded plan; thence with the westerly margin of said Avenue, North 5 deg. 29' W 60 feet to a point; thence westwardly 100.8 feet, more or less, to a point in the eastern boundary line of Lot No. 2 on said unrecorded plan; thence with the line between Lots Nos. 2 and 3, southwardly 60 feet to a point in the northern boundary line of said Lot No. 4; thence with the line between said Lots Nos. 3 and 4, eastwardly 100.8 feet to the beginning.

BEING the same property conveyed to Kerry A. Sharp, by deed from Curtis A. Jones, and wife, JoAnn Jones, of record in Book 7874, Page 940, Register's Office for Davidson County, Tennessee.

Karen Sharp, wife of Kerry A. Sharp, joins in this conveyance for the express purpose of conveying any marital rights which she may have in said property, now or in the future.

It is expressly understood and agreed that the Grantee herein assumes and

CONTINUED

unimproved ( )
This is improved (X) property, known as 119 Oceola Avenue, Nashville, TN 37209
(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 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 10th day of April 19 95

Kerry A. Sharp

Karen Sharp

Shelby J. Propst

BOOK 9648PG968

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kerry A. Sharp and wife, Karen Sharp and Shelby J. Propst

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 10th day of April 19 95

Commission expires 7-2-97

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

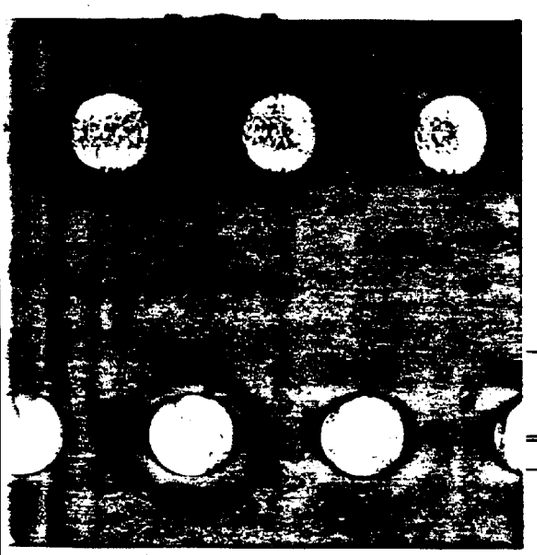
My commission expires _____

Notary Public

CONTINUED FROM PAGE ONE

agrees to pay the remaining balance of a Deed of Trust in favor of Collateral Mortgage, Ltd., dated June 23, 1989, in the original principal sum of $49,512.00, of record in Book 7874, Page 943, Register's Office for Davidson County, Tennessee.

52891
IDENTIFICATION REFERENCE
95 APR 19 AM 9:12
REGISTER
DAVIDSON COUNTY, TN.
2353 PAID 0101 03CHECK 201.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

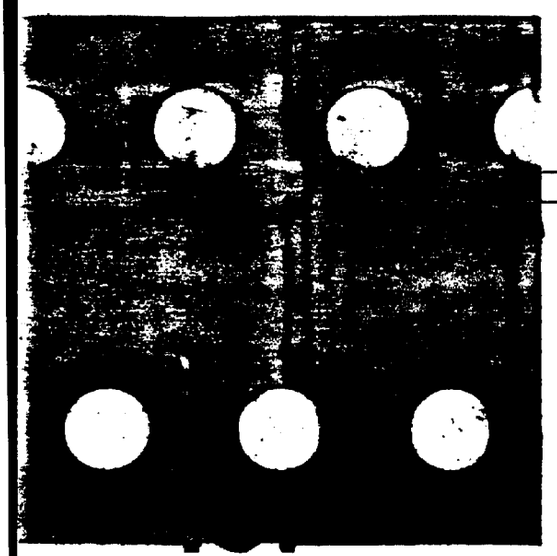
RECEIVED OF _____

FOR _____

BOOK 9648 PG 969

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 51853.69
CON TX 192.03
PRFEE 1.00
WDEED 8.00
TOTAL 201.03
CHECK 201.03

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2333

52891
IDENTIF. & REFERENCE

95 APR 19 AM 9:12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 901801