BOOK 9681 PG 491 Box 2

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 146,000.00
Billie O. Mackey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
24th DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires September 28, 1997

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billie O. Mackey (NAME)	Standard Federal Bank (NAME)	155-8-C-200
6824 Collinswood Drive (ADDRESS)	2600 W. Big Beaver Rd. (ADDRESS)	09D-80248
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Troy, MI 48084 (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, Timothy J. Frantz and wife, Mary A. Frantz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Billie O. Mackey, 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, TN, BEING Lot No. 2 on the Plan of Poplar Creek Estates, Phase 2, of record in Book 6900, pages 339-347, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Timothy J. Frantz and wife, Mary A. Frantz, by deed from Suad M. Sifri and husband David G. Sifri, of record in Book 9042, Page 485, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1995 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6900, page 339-347; Declaration of covenants, conditions and restrictions of record in Book 6474, page 346, Book 6486, page 587, Book 6474, page 346, Book 6486, page 587, Book 6662, page 433 and Book 7964, page 33; Storm Water Detention Agreement in Book 7099, page 299, Book 9472, page 824 and amended in Book 6987, page 966; all of record in the Register's office for Davidson County, Tennessee.

95 MAY 26 AM 8:49
REGISTER DAVIDSON CO. TN.

0064012
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 6824 Collinswood Drive, Nashville, TN 37221
(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 24th day of May 19 95

Timothy J. Frantz

Timothy J. Frantz

Mary A. Frantz

Mary A. Frantz

STATE OF TENNESSEE

BOOK 9681 PG 492

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy J. Frantz and wife, Mary A. Frantz

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 Brentwood, Tennessee, this 24th day of May, 19 .

Commission expires

Notary Public

LINDA F. FUTS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires September 28, 1997

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

4613 05/26 0101 030HECK 549.30

WARRANTY DEED

FROM

Timothy J. Frantz and wife, Mary A. Frantz

TO

Billie O. Mackey

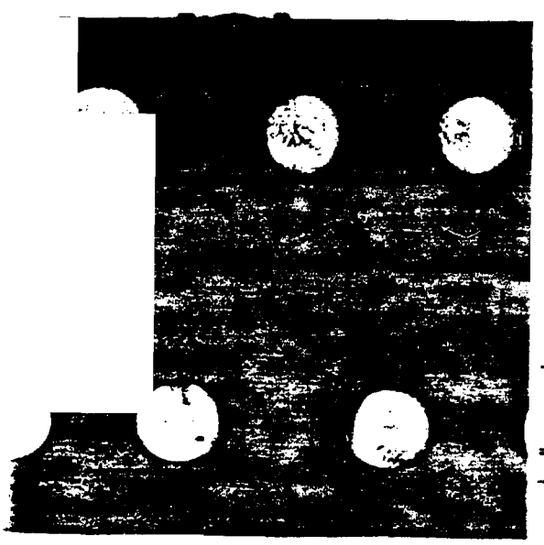
RETURN TO:

GREGORY S. PERRONE

ATTORNEY - AT - LAW

109 Westpark Drive, Suite 330

Brentwood, Tennessee 37027



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

RECEIVED OF _____

FOR _____

BOOK 9681 PG 493

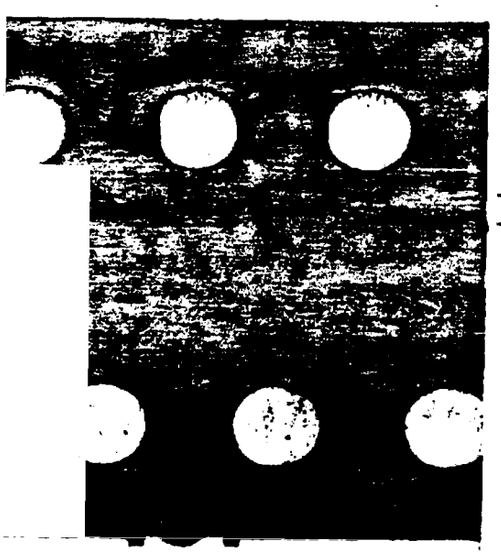
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	
	146000.00
CON TX	540.20
PRFEE	1.00
MDEED	8.00
TOTAL	549.20
CHECK	549.20

05/26/95 01 08:52 0001 4615

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



-0064012
IDENTIF. & REFERENCE

95 MAY 26 AM 8:49
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 913947