WARRANTY DEED

BOOK 9905 PG 414

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 217,215.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF December, 19 95

Notary Public

My Commission Expires SEPT. 26, 1998

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, Inc., 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jay S. Noller (NAME)	Collateral Mortgage, Ltd. (NAME)	MAP 130-11
4506 Beacon Drive (ADDRESS)	1900 Crestwood Boulevard (ADDRESS)	PAR 88
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Birmingham, AL 35210-2034 (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, Paul A. Commiskey and wife, Brandee Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jay S. Noller and wife, Lisa E. Wells

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. 12 and the northly part of Lot 11, Block "P", on the Map of Tyne Meade, Seciton IV, of record in Book 1424, page 25, Register's Office for Davidson County, Tennessee, and further described as follows:

Beginning at a point in the westerly margin of Beacon Drive at the corner of Lots No. 12 and 13,; thence with the line between said lots, westerly 464.25 feet to a point; thence southerly 131.2 feet to a point which is 14 feet south of the corner of Lots No. 11 and 12; thence easterly, parallel to the line between said lots 329.3 feet to a point; thence, continuing easterly 160 feet to the corner of Lots No. 11 and 12 in the west margin of Beacon Drive; thence with the margin of the same, northerly 117 feet to the point of beginning.

Being the same property conveyed to Paul A. Commiskey and wife, Brandee Anderson by deed from Eric V. Youngquist, unmarried, of record in Book 8984, page 831, said Register's Office.

This conveyance is subject to any and all easements and restrictions of record.

unimproved ( )
This is improved (X) property, known as 4506 Beacon Drive, Nashville, Tennessee 37215
(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 this 28th day of December 19 95

Paul A. Commiskey

Brandee Anderson

BOOK 9905 PG 415

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 Paul A. Commiskey and wife, Brandee Anderson

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 Nashville, Tennessee, this 28th day of December 19 95.

Commission expires ~~My Commission Expires SEPT. 26, 1998~~

Kathy Winton
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

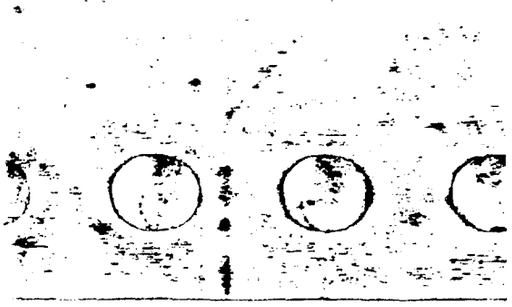
0137007
IDENTIF. ↑ REFERENCE

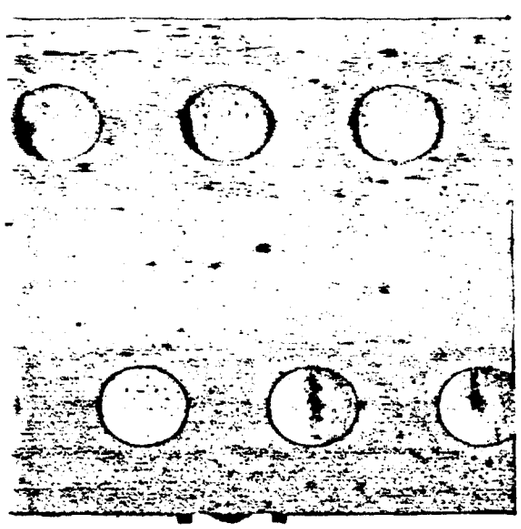
96 JAN -2 AM 11:16
FELIX Z. ANDERSON REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

3665 01/02 0101 03CHECK 812.64







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

RECEIVED OF _____

FOR _____

BOOK 9905 PG 416

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 217215.00
CON TX 803.64
PRFEE 1.00
WDEED 8.00
TOTAL 812.64
CHECK 812.64

01/02/96 01 11:17 0001 3665

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0137007
IDENTIF. ↑ REFERENCE

96 JAN -2 AM 11:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 992037