BOOK 9974 PG 374

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,000.00

Melinda K. Paxton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 1996

Notary Public

MY COMMISSION EXPIRES July 29, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ricky J. Paxton (NAME)	Collateral Mortgage, Ltd. (NAME)	86-7
1264 Jackson's Hill Road (ADDRESS)	1900 Crestwood Boulevard (ADDRESS)	104
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Birmingham, AL 35210-2034 (CITY) (STATE) (ZIP)	4D90318

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, Mitchell A. Denney and wife, Pamela O. Denney

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ricky J. Paxton and wife, Melinda K. Paxton

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:

Being Lot No. 89 on the Plan of Jackson's retreat, Phase 2, of record in Plat Book 5200, page 673, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Mitchell A. Denney and wife, Pamela O. Denney by deed from Jack Kemp, Secretary of Housing and Urban Development of Washington, D. C. of record in Book 8630, page 481, Register's Office for Davidson County, Tennessee.

Subject to declaration of covenants, conditions and restrictions of record in Book 6176, page 939, and Book 5741, page 369, said Register's Office.

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

0158514 IDENTIF. ↑ REFERENCE

95 MAR 11 AM 8:39
FELIX A. [illegible]
DAVIDSON COUNTY, TN.

3711 03/11 0101 03CHECK 364.20

This is improved (X) property, known as 1264 Jackson's Hill Road, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 1 day of March, 19 96

Mitchell A. Denney
Mitchell A. Denney

Pamela O. Denney
Pamela O. Denney

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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 Mitchell A. Denney and wife, Pamela O. Denney

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 1st day of February, 1996.

Commission expires July 27, 1996

Notary Public

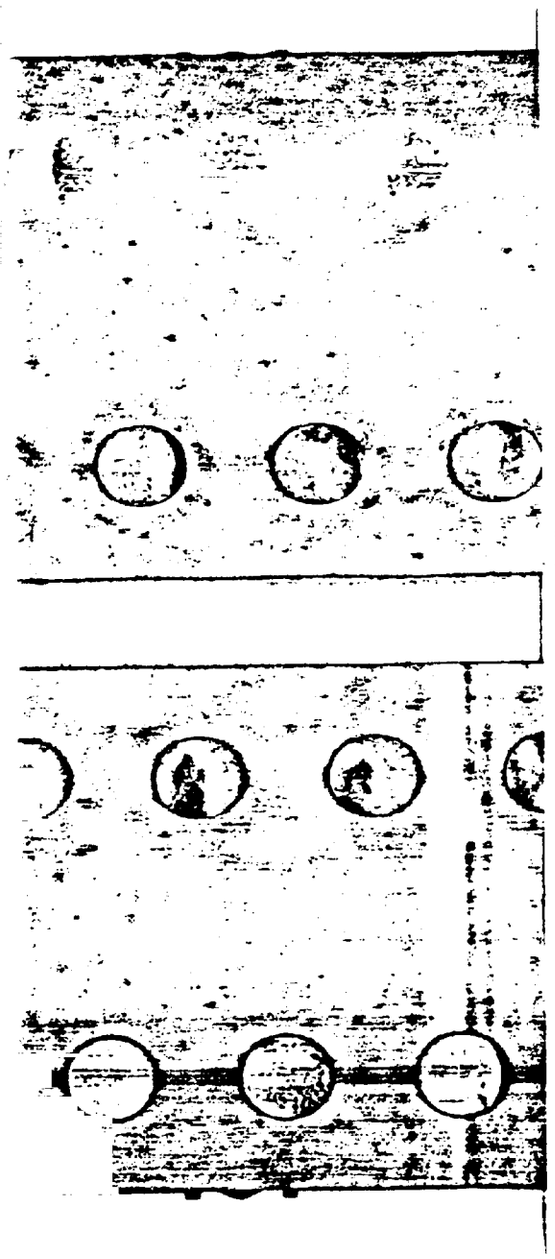
STATE OF TENNESSEE
COUNTY OF

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



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

RECEIVED OF _____

FOR _____

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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 96000.00
CON TX 355.20
PRFEE 1.00
WDEED 8.00
TOTAL 364.20
CHECK 364.20

03/11/96 01 08:43 0001 5711

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0158514
IDENTIF. ← REFERENCE

96 MAR 11 AM 8:40
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1014803