BOOK 10137 PG 836

BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 74,900.00

Rebecca Ann Collins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: May 2, 1998
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca Ann Collins (NAME)	Regions Mortgage, Inc. (NAME)	119-14 #16
243 Collier Avenue (ADDRESS)	605 South Perry Street (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Montgomery, AL 36104 (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, Margie B. Wilburn, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca Ann Collins, 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, referred to in previous instrument as being Lot No. 19, Block "E" on the Plan of Woodbine Courts, Part II, described as follows:

Beginning in the southerly margin of Collier Avenue at the front common corner of Lots No. 18 and 19 of said Block "E" said Lot No. 18 having been conveyed to Wlliam Rufus Carter, Jr. and wife, by deed from A. S. Johnson and wife, of record in Book 1916, page 303, Register's Office for said County; thence with the line between said Lot Nos. 18 and 19 and along the westerly line of said Carter's property southwardly 155.5 feet to the common corner of Lots No. 11, 12, 18 and 19 of said Block "E", said Lot No. 11 having been conveyed to Ben F. Sells, Jr. and wife, by deed from Benjamin F. Sells, Sr. and wife, of record in Book 5253, page 394, said Register's Office; thence with the line between Lots No. 11 and 19 and along the northerly line of said Sells' property westwardly 75 feet to the common corner of Lots No. 10, 11, 19 and 20 of said Block "E", said Lot No. 20 having been conveyed to Lester G. Acton and wife, by deed from Ken W. Jones and wife, of record in Book 4942, page 155, said Register's Office; thence with the ~~line~~ between said Lots No. 19 and 20 and along the easterly line of said Acton's property northwardly 155.5 feet to the southerly margin of Collier Avenue; thence with the southerly margin of Collier Avenue eastwardly 75 feet to the point of beginning.

Being the same property conveyed to Margie B. Wilburn by deed from Larry N. Westbrook, Trustee, of record in Book 7110, page 623, Register's Office for Davidson County, Tennessee.
This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 243 Collier Avenue, Nashville, TN 37211
(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 my hand this 25th day of July 19 96

Margie B. Wilburn

BOX 15

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 Margie B. Wilburn, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of July, 19 96.

Commission expires May 7, 1997

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 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

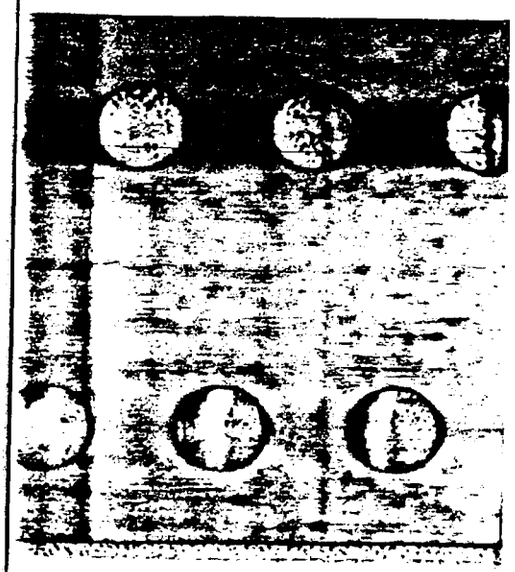
0991 07/30 0101 03CHECK 286.13

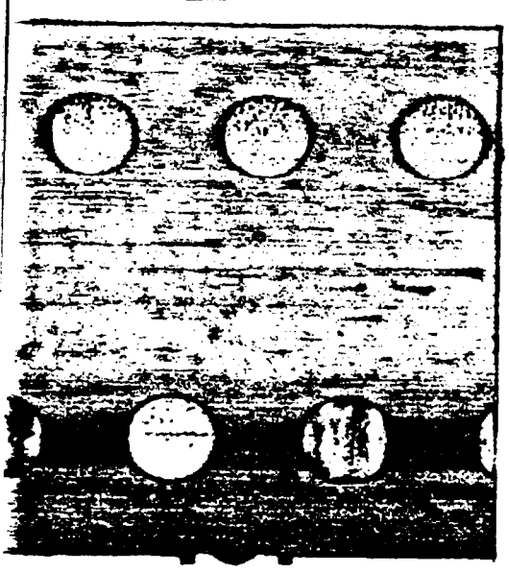
Warranty Deed from Margie B. Wilburn, to Rebecca Ann Collins.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

0208910
IDENTIF. & REFERENCE

96 JUL 30 PM 3:55
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10137 PG 838

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 74900.00
CON TX 277.13
PRFEE 1.00
MDEED 8.00
TOTAL 286.13
CHECK 286.13

07/30/96 01 15:58 0001 0991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0208910
IDENTIF. # REFERENCE

96 JUL 30 PM 3:55
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1068587