Name & Address New Owner:
BLANARD R. COLLINS AND
WIFE, WANDA FAYE COLLINS
DARRELL E. COLLINS
107 Wychewood Cove
Madison, TN 37115

Send Tax Bills to:
Same as New Owner

Tax Map and Parcel Nos.
Map 43-15
Parcel 201

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100--- ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **WE, BUFORD E. WATSON, UNMARRIED AND JUANITA E. MITCHELL, UNMARRIED,** the Grantors, have bargained and sold and by these presents does hereby transfer and convey unto **BLANARD R. COLLINS AND WIFE, WANDA FAYE COLLINS AND DARRELL E. COLLINS, ALL AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP,,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land located in **DAVIDSON** County, Tennessee and being more particularly described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in any way appertaining to the said Grantees, their successors and assigns in fee simple forever.

GRANTORS do hereby covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except for taxes for the year 1996; all matters as set forth on the Plan of KINGSWAY GREEN SUBDIVISION, as of record in Book 3842, Page 227, Register's Office for said County.

GRANTORS do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

INCLUDED IN THIS CONVEYANCE IS ALL GRANTORS' RIGHT, TITLE AND INTEREST IN AND TO A 1994 APOLLO MOBILE HOME, MANUFACTURED BY CLAYTON, SERIAL NO. CLA034722TN.

WITNESS our hands this the 20th day of August, 1996.

Buford E. Watson

Juanita E. Mitchell

STATE TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named BUFORD E. WATSON AND JUANITA E. MITCHELL, the bargainors, 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 Madison, Tennessee, this the 20th day of August, 1996.

Commission expires: 5/23/98 Deanie L. Gregory
Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $36,000.00.

x Darrell Collins
Affiant

Sworn to and subscribed before me
this the 20th day of August, 1996.

Deanie L. Gregory
Notary Public

My Commission expires: 5/23/98

Mail

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY
GREATER NASHVILLE TITLE & CLOSING CO.
223 Madison Street, S. 102
Madison, Tn 37115

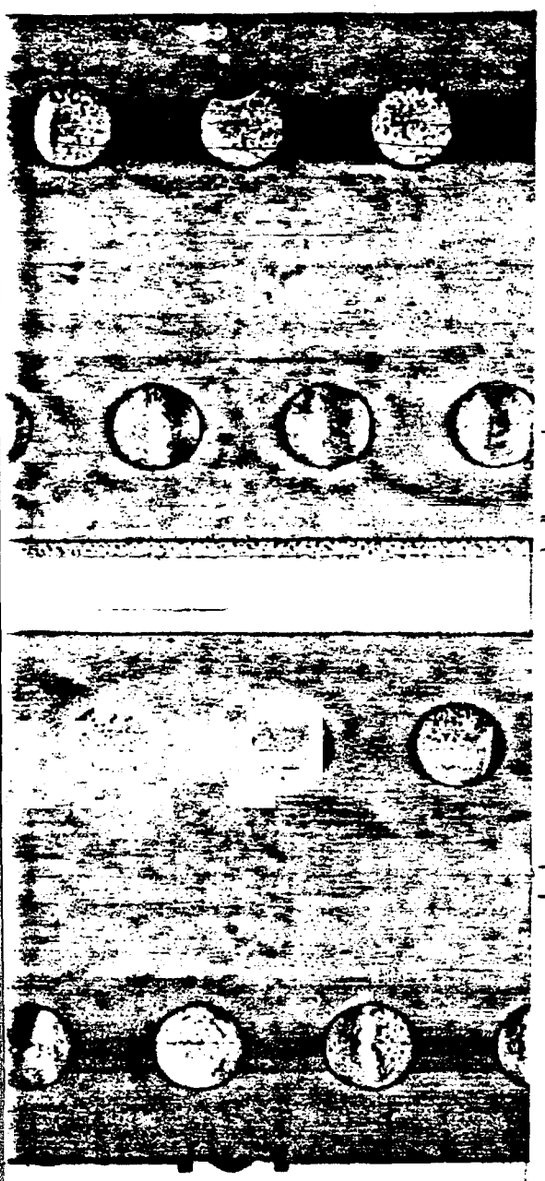
EXHIBIT "A"

LAND in DAVIDSON County, Tennessee, being Lot No. 101 in the KINGSWAY GREEN SUBDIVISION, as of record in Book 3842, Page 227, of the Register's Office for Davidson County, Tennessee, to which reference is hereby made for more complete details of location and description of said lot.

BEING the same property conveyed to Buford E. Watson and Juanita E. Mitchell, by Warranty Deed from Betty Jean Ferrell Peach and husband, Lewis T. Peach of record in Book 9365, Page 498, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 107 WYCHEWOOD COVE, MADISON, TENNESSEE, 37153.

02173 16
IDENTIF. & REFERENCE
96 AUG 23 AM 8:35
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.
9982 08/23 0101 03CHECK 146.20



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

RECEIVED OF _____

FOR _____

BOOK 10165 PG 144

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 36000.00
				CON TX 133.20
				PRFEE 1.00
				WDEED 12.00
				TOTAL 146.20
				CHECK 146.20
			08/23/96 01	08:39 0001 9982

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02117316
IDENTIF. # REFERENCE

96 AUG 23 AM 8:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1022535