PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 10431 PG 216

W & I Ref: (ljh) Title No: 38787
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jan A. Rasmussen Lene S. Rasmussen 6004 Hickory Valley Road Nashville, TN 37205	Collateral Mortgage, Ltd. 1900 Crestwood Blvd. Birmingham, AL 35283-0180

TAX MAP-PARCEL NUMBERS: 103-13-003

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 355000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ann Moseley Budslick-Peters, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jan A. Rasmussen and spouse, Lene S. Rasmussen,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being lot No. 60 on the plan of Hillwood Estates, Section 5 of record in Plat Book 2133, Page 55, Register's Office for said County.

SAID Lot No. 60 fronts 175.01 feet on the northerly margin of Hickory Valley Road (formerly Hillwood Drive) and extends back between parallel lines 300 feet to a dead line in the rear, measuring 219 feet thereon.

BEING the same property conveyed to Paul L. Budslick and wife, Ann Moseley Budslick by deed from Richard Prager and wife, Linda M. Prager of record in Book 5742, Page 50 Register's Office for said County. The said Paul L. Budslick and Ann Moseley Budslick have since divorced by Final Decree No. 91D-4177 in the Fourth Circuit Court for Davidson County, Tennessee, and of record in Book 9220, Page 571, said Register's Office. By Quitclaim Deed of record in Book 9348, Page 216, said Register's Office, subject property was conveyed to Ann M. Budslick, a single woman. The said Ann M. Budslick now being known as Ann M. Budslick Peters.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Karl Peters joins in this transaction to convey any and all marital interest he may have in the subject property.
This is improved property, known as: 6004 Hickory Valley Road, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 24th day of April, 1997.

Ann Moseley Budslick-Peters

Karl Peters

State of Tennessee
County of Davidson

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On this 24th day of April, 1997, before me the undersigned authority, personally appeared **Ann Moseley Budslick-Peters and Karl Peters**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILLIAMS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 355000.00

Affiant

Sworn and subscribed before me on the 24th day of April, 1997.

Notary Public

My Commission Expires: _____

CHRISTY WILLIAMS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

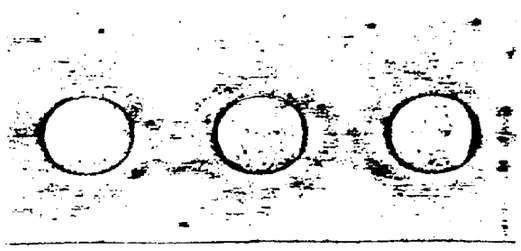
My Commission Expires 9/18/99

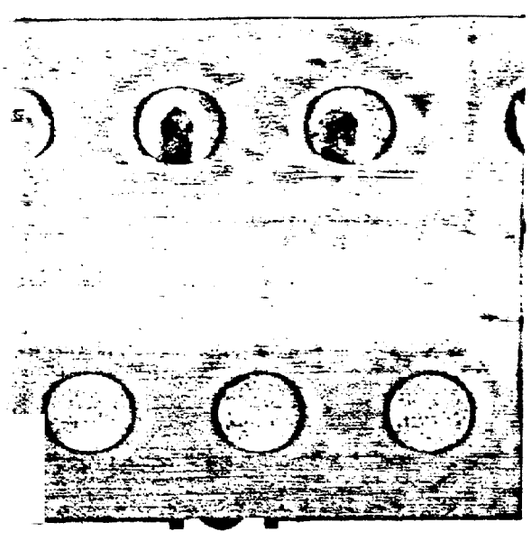
97 APR 28 PM 2:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 02986311

4171 04/28 0101 03CHECK 1322.50







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	
				355000.00
			CON TX	1313.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1322.50
			CHECK	1322.50
04/28/97	01		14:20 0001	4171

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0298631 IDENTIF. # REFERENCE

97 APR 28 PM 2:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1144278