0375703

IDENTIF. & REFERENCE

MAIL ENV.

97 DEC -2 PM 3:54

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This Instrument Prepared By:

BOOK 10705 PG 125

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
John T. Holtschlag 210 Cherokee Road Nashville, TN 37205	SouthTrust Mortgage Corp 210 Wildwood Parkway Birmingham, AL 35209	Map 103-12 Parcel 59

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $148,000.00.

AFFIANT

Sworn to and subscribed before me
this 26th day of November, 1997.

NOTARY PUBLIC

My Commission Expires: 3/11/98

6246 12/02 0101 03CHECK 556.60

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named **GRANTEES**, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **KEVIN J. COLLINS AND MICHELE L. PAUL**, as Tenants in Common with the Right of Survivorship, unmarried persons, hereinafter called the **"GRANTORS"**, have bargained and sold and by these presents do transfer and convey unto **JOHN T. HOLTSCHLAG**, a single person hereinafter called the **"GRANTEE"**, his 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. 36 on the Plan of Cherokee Park, Block "I", Third Section, of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kevin J. Collins and Michele L. Paul, as Tenants in Common with the Right of Survivorship, unmarried persons, by deed from Dorothy L. Caldwell, unmarried, of record in Book 9607, page 891, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

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

AND GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. All matters appearing on the plan of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee.

2. Agreement for Dedication of Easement of record in Book 8950, page 574, Register's Office for Davidson County, Tennessee.

3. The Mortgage Loan Inspection made by Campbell, McRae and Assoc. Surveying, Inc., dated February 8, 1995, bearing Order No. 104-23-6, shows a wood deck encroaching over onto neighboring Lot No. 37 by .5 feet more or less.

AND GRANTORS DO FURTHER covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever.

This improved property is known as 210 Cherokee Road, Nashville, Tennessee 37205.

WITNESS our hands this 26 day of November, 1997, Franklin, Tennessee.

Kevin J. Collins by Michele L. Paul, his Atty-in-fact

KEVIN J. COLLINS, by Michele L. Paul, his Attorney-in-fact

Michele L. Paul

MICHELE L. PAUL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MICHELE L. PAUL, the bargainor, with whom I am personally acquainted, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee this 26th day of November, 1997.

DOUGLAS S HAYNES NOTARY PUBLIC AT LARGE WILLIAMSON CO

Notary Public

My commission expires: 3/11/98

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 26th day of November, 1997, before me personally appeared Michele L. Paul, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Kevin J. Collins, and who acknowledged that she executed the same as the free act and deed of said Kevin J. Collins by virtue of the Power of Attorney, duly executed by the said Kevin J. Collins and appearing of record in Book _____, page _____, of the Register's Office for Williamson County, Tennessee.

Witness my hand this _____ day of November, 1997 in Franklin, Tennessee.

DOUGLAS S HAYNES NOTARY PUBLIC AT LARGE WILLIAMSON CO

Notary Public

My Commission Expires: 3/11/98

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10705 PG 127

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
148000.00
CON TX 547.60
PRFEE 1.00
WDEED 8.00
TOTAL 556.60
CHECK 556.60

12/02/97 01 15:55 0001 6246

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0375703
IDENTIF. # REFERENCE

97 DEC -2 PM 3:54
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1227074