FOR RECORDING PURPOSES

LTIC File No. 38037 File Box 69 39-E

BOOK 10802 PG 734

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS $126,800.00

Patricia S. Collins
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE: 19th Feb, 1998

Kathy Morrison
NOTARY PUBLIC

COMMISSION EXPIRES: My Commission Expires SEPT. 26, 1998

THIS INSTRUMENT PREPARED BY:

Lawyers Title Insurance Corporation

424 Church Street, Suite 200, Nashville TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Patricia S. Collins 36 Belcino Circle Nashville, Tn 37215	SAME	104-5-37 104-5-419

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 OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, John A. Roth and wife, Alene B. Roth

HEREINAFTER CALLED THE **GRANTOR(S)**, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Patricia S. Collins

HEREINAFTER CALLED THE **GRANTEE(S)**, 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, being Lot No. 115A and 115B, on the Plan of Plan of the Zone Lot Division Lot 115 West Grove Subdivision, as shown on plat of record in Plat Book 6250, page 915, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to John A. Roth and wife, Alene B. Roth, by Deed of Record in Book 6953, page 389 and Book 9465, page 961, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. All matters shown on the Plan of record in Plat Book 6250, page 915.
2. Easements for utility services and party walls for use in common with owners of attached and appurtenant improvements.

As a part of the consideration for this transfer, the Grantee herein is assuming the debt in favor of Nashville Bank of Commerce as evidenced by that certain Deed of Trust of record in Book 10802, page 729, Register's Office for Davidson County, Tennessee.

98 FEB 20 PM 1:57

0403001

DOCUMENT # REFERENCE

THIS IS (XX)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

104 & 106 38th Avenue North
Nashville TN 37209

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(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs 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.

WITNESS, this date: _____

John A. Roth

Alene B. Roth

NOTARY ACKNOWLEDGEMENT

BOOK 10802 PG 735

(Individual Notary Acknowledgement)
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned , a Notary Public within and for the State and County aforesaid,personally appeared John A. Roth and wife, Alene B. Roth with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on this 19th day of 1998.

Commission Expires: My Commission Expires SEPT. 26, 1998

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

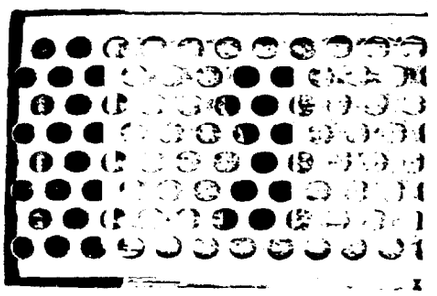
Kathy Morrison

Notary Public

5883 02/20 0101 03CHECK 476.16

FURNISHED BY:

Lawyers Title Insurance Corporation
424 Church Street, Suite 200
Nashville TN 37219



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

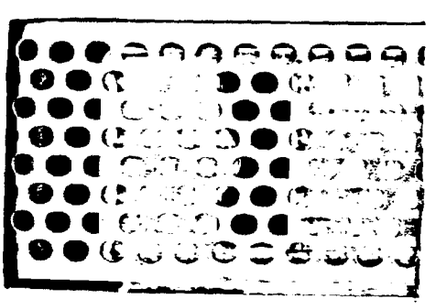
RECEIVED OF _____

FOR _____

BOOK 10802 PG 736

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
		MAMT 126800.00		
		ERR CO		
		MAMT 126800.00-		
		CAMT 126800.00		
			RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	478.16
			PRFEE	1.00
			WDEED	8.00
			TOTAL	478.16
			CHECK	478.16
02/20/98	01	13:56 0001		5883



0403001
IDENTIF. # REFERENCE

98FEB20 PM 1:57

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 1256376