0493385

IDENTIF. & REFERENCE

Mail To:

WILSON & WEISS TITLE
ASSOCIATES, LLC
7100 EXECUTIVE CENTER DR.
SUITE 150
BRENTWOOD, TN 37027
B-0340

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
E-mail: wilkins.ivey@worldnet.att.net
W & I Ref: (cmw) Title No: 39958
Dav. Co. File: Box 8

98 SEP 29 AM 11:23

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11131 PAGE 112

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kimberly K. Ewell 108 Walking Horse Court Nashville, Tennessee 37211	SouthTrust Mortgage Copr 210 Wildwood Parkway Birmingham, AL 35209

TAX MAP-PARCEL NUMBERS: 172-08-B-08 06DU 82898

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Samuel W. Collier and spouse, Lisa R. Collier,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Kimberly K. Ewell, 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. 8 on the revised Plan of Bridle Downs, Phase One of record in Book 6900, Pages 701-703, amended in Book 8169, Page 240, Register's Office for said County.

SAID Lot No. 8 fronts 70.02 feet on the broken northerly margin of Walking Horse Court and extends back 132.45 feet on the northwesterly line and 141.41 feet on the southeasterly line to a dead line in the rear, measuring 121.06 feet thereon.

BEING the same property conveyed to Samuel W. Collier and wife, Lisa R. Collier by deed from Fox Ridge Homes, Inc. of record in Book 8957, Page 582, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Pages 701-703, and amended by Surveyor's Certificate of Correction of record in Book 8169, Page 240, said Register's Office, which Plan shows minimum building setback lines shown as a designated building site and 15 foot easement for public utility and drainage purposes along the front line(s) of said lot, and a 5 foot easement for public utility and drainage purposes along the northwesterly and southerly lines of said lot; The Declaration of Covenants, Conditions and Restrictions of record in Book 7448, Page 772, Book 8814, Page 631, Book 9818, Page 68, Book 9873, Page 497, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 108 Walking Horse Court, Nashville, TN 37211

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 on June 18, 1998.

X Samuel W Collier
Samuel W. Collier

X Lisa R. Collier
Lisa R. Collier

State of Ohio
County of Franklin

On 18th June, 1998, before me the undersigned authority, personally appeared Samuel W. Collier and Lisa R. Collier, 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.

X Ramona J. Dillon
Notary Public

My Commission Expires: July 11, 2000

RAMONA J. DILLON
Notary Public, State of Ohio
My Commission Expires 7/11/2000

State of Tennessee
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 152,500.00

Affiant

Sworn and subscribed before me on Sept. 23, 1998

Notary Public

My Commission Expires: 4/16/2002

0661 09/29 0101 030CHECK 575.25

Wldoc: Deed Wty QDoc

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

RECEIVED OF _____

FOR _____

BOOK 11131 PAGE 114

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	
				152500.00
			CON TX	564.25
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	575.25
			CHECK	575.25
		09/29/98	01	11:25 0001 6661

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0493385 IDENTIF. # REFERENCE

98 SEP 29 AM 11:23

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 1351973