RECORD AND RETURN TO;
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP37902) FILE BOX "7"

BOOK 11580 PAGE 829

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$55.000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
6TH DAY OF JULY 1999

Notary Public

MY COMMISSION EXPIRES 4/28/2002

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Ellerby	BNC Mortgage Corp.	92-7-268
2408 Merry Street	P.O. Box 19656	11W 6840
Nashville, TN 37208	Orvome.CA 92623-9656	

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, WE,

TIMOTHY MICHAEL COLLIER AND WIFE, BETTY KATHRYN COLLIER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

LARRY ELLERBY AND WIFE, DEBORAH ELLERBY

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the westerly half of Lot 16 on the plan of the subdivision of Lots 8, 9 & 10 in Boyd McNairy's Addition to Nashville, as shown of record in Book 21, Page 93, Register's Office for Davidson County, Tennessee.

Said westerly half of Lot 16 fronts 50 feet on the northerly side of Merry, formerly Watkins Street, and runs back between parallel lines 194 feet, ore or less to an alley.

Being the same property conveyed to Timothy Michael Collier and wife, Betty Kathryn Collier by deed from George D. Mitchell and wife, Billie C. Mitchell, of record in Book 7771, Page 111, Register's Office for Davidson County, Tennessee.

99 JUL 21 AM 8:11

06139976

Unimproved ( )
This is improved (X) property known as 2408 Merry Street, Nashville, TN 37208
TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever, and we do covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 our hand this 6th day of July, 1999

Timothy Michael Collier
TIMOTHY MICHAEL COLLIER

Betty Kathryn Collier
BETTY KATHRYN COLLIER

RECORDED AS RECEIVED
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy Michael Collier and Betty Kathryn Collier

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 Nashville, Tennessee, this 6th day of July 1999.

Commission Expires: 9/28/2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

My commission expires:_____

Notary Public

STATE OF TENNESSEE
COUNTY OF

On this the _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as _____ Attorney in Fact, and acknowledged the_____ executed the same as the free act and deed of the said _____.

Witness my hand and official seal at _____, Tennessee, this the _____ day of _____, 19_____.

My commission expires:_____

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11580 PAGE 831

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

06139976

RECEIVED FOR REFERENCE

99 JUL 21 AM 8:11

CAMT 55000.00
CO TX 202.50
RFEE 1.00
MTET 8.00
CFEE 2.00
TOTAL 214.50
CHECK 214.50
07/21/99 08:15 0001 4957

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1493266