Davidson County DEEDWARR
Recvd: 12/27/00 14:35 2pgs
Fees:11.00 Taxes:584.60

20001227-0126284

Prepared by:
Realty Title & Escrow
Company, Inc.
P.O. Box 1369
Brentwood, TN 37024-1369

RETURN TO:
RUBY TITLE
2000 GLEN ECHO Rd, #209
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $158,000.00

Affiant

Subscribed and sworn to before me, this 15th day of December, 2000.

Notary Public
My commission expires: 3/25/02

LAURA GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address of New Owner:	Send Tax Bills to:	Tax Information
Awny M. Zebari	National Bank of Commerce	142-3
7382 Bridle Drive	115 29th Avenue South	77.00
Nashville TN 37221	Nashville, TN 37212	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Cory H. Collins and wife, Tanya R. Collins, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Awny M. Zebari and wife, Bayan Zebari, hereinafter called the Grantees, their successors 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. 315 on the Plan of Walnut Hill Manor, Section 1, of record in Book 4460, Page 108, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Said Lot No. 315 fronts 112.0 feet on the northeasterly margin of Bridle Drive, and extends back 199.8 feet on the northerly line and 208.9 feet on the southerly line to a dead line in the rear, measuring 112.3 feet thereon.

Being the same property conveyed to Cory H. Collins and wife, Tanya R. Collins by deed from Gary D. Whitaker and wife, Sharon P. Whitaker, of record in Book 9422, Page 337, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7382 Bridle Drive, Nashville, TN 37221

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 15th day of December, 2000.

Cory H. Collins

Tanya R. Collins

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Cory H. Collins and Tanya R. Collins, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 15th day of December, 2000.

~~A. Scott Hubbard~~
State of Tennessee at Large

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

My Commission expires ~~03/21/01~~