SEND TAX BILL TO:
Frank R. Hicks
2550 Stinson Rd.
Nashville, TN
37214

MAP & PARCEL NO.

FIELD BOOK NO.
03D 67982

THIS INSTRUMENT PREPARED BY:
JAMES H. KINNARD
Attorney at Law
105-1/2 South Cumberland
Lebanon, Tennessee 37087

BOOK 5042 PAGE 124

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Twenty Thousand Dollars ($20,000.00), cash in hand paid, the receipt of which is hereby acknowledged, I, NANNIE MAE HICKS, a widow, have this day bargained, sold, transferred and conveyed unto FRANK R. HICKS and wife, ELISE M. HICKS, their heirs and assigns, in fee simple forever, the following described tract or parcel of land, to-wit:

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 48 on the plan of Hargis Heights Subdivision as of record in Book 974, Page 82, Register's Office for Davidson County, Tennessee.

Said Lot No. 48 fronts 75 feet, more or less, on the south side of Stinson Road and extends back between lines 239 feet, more or less, on the westerly line and 238 feet, more or less, on the easterly line to a dead line in the rear measuring 75 feet, more or less, thereon.

DEED REFERENCE:
Being the same property conveyed unto the Grantor herein by deed from Floyd L. Crowell, et ux, dated September 1, 1971, and of record in Book 4534, Page 628, Register's Office for Davidson County, Tennessee.

This is improved property.

TO HAVE AND TO HOLD said property, with all the privileges and appurtenances thereunto belonging unto the said FRANK R. HICKS and wife, ELISE M. HICKS, as tenants by the entirety, their heirs and assigns, in fee simple forever.

I COVENANT that I am lawfully seized and possessed of the within conveyed property; that I have a good and lawful right to sell, transfer and convey same; that same is free, clear and unencumbered; and that I will forever WARRANT AND DEFEND the title thereto against the lawful claims and demands of all persons whomsoever, EXCEPTING, HOWEVER, taxes for the year 1977 and thereafter, all of which the Grantees herein assume and agree to pay. Taxes

for the year 1976 shall be prorated as of date of deed and settled in cash between the parties, with Grantees assuming payment thereof.

This conveyance is subject to restrictions of public record applicable to Lot No. 48 on the plan of Hargis Heights Subdivision. Book 1117, Page 641, RODC, Tennessee.

POSSESSION shall be given with delivery of deed.

IN WITNESS WHEREOF, I have hereunto set my hand this the 2nd day of July, 1976.

Nannie Mae Hicks
NANNIE MAE HICKS, a widow

STATE OF TENNESSEE

COUNTY OF WILSON, SS:

Personally appeared before me, the undersigned authority, a Notary public in and for said state and county, the within named bargainor, NANNIE MAE HICKS, a widow, with whom I am personally acquainted and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Lebanon, Wilson County, Tennessee, this the 2nd day of July, 1976.

Notary Public

My commission expires:
Nov. 22, 1978

JUL-6 76 CONV 20,000.00
JUL-6 76 S'TAX B* 52.00
JUL-6 76 PR'FEE B* .50
JUL-6 76 W'DEED B* 4.00 * 56.50

I, or we, hereby swear or affirm that the actual consideratio for this transfer or value of the property transferred, whichev is greater is $20,000.00, which amount is equal to or great than the amount which the property transferred would command a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 2nd day of July 1976

NOTARY PUBLIC
My Commission Expires Nov. 22, 1978

D56825

JUL 6 9 49 AM '76

TENNESSEE REFERENCE