~~File Box 43~~

GENERAL WARRANTY DEED BOOK 8551 PAGE 42

FROM:
CHARLES L. STARKS
DINA D. STARKS

TO:
MAXEY R. STARKS
LILLIAN C. STARKS

This instrument Prepared by:
TAYLOR, PHILBIN, PIGUE, MARCHETTI & LONG
One Eleven Union Street
Nashville, TN 37201

Address New Owner(s)	Send Tax Bills	Map Parcel Number(s)
MAXEY R. STARKS, ET UX 1125 Old Hickory Blvd. Nashville, TN 37207	Wachovia Mortgage P. O. Box 3174 Winston-Salem, NC 27102	41-8-48 10D-34160

Send Tax Bills to: Owner: _____
Mortgagee: X_____

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, CHARLES L. STARKS AND WIFE, DINA D. STARKS ("Grantor") has bargained and sold, and by these presents does transfer and convey unto MAXEY R. STARKS AND WIFE, LILLIAN C. STARKS ("Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in the 10th Civil District of Davidson County, Tennessee, being Lot No. 3 on the Plan of K. J. Morris Lands, of record in Book 57, Page 49, Register's Office for Davidson County, Tennessee, more particularly described according to a boundary survey of Richard B. Omohundro, Surveyor, dated February 10, 1960 as Tract III, as follows:

BEGINNING at an iron pin in the south margin of Old Hickory Boulevard, the northeast corner of the property conveyed to Duke Ray et ux, by deed from Gulf Oil Corporation, of record in Book 2923, Page 271, said Register's Office; thence south 15 deg. 25' west 157.54 feet to an iron pin; thence South 80 deg. 14' east 65 feet to an iron pin; thence North 16 deg. 14' east 145.2 feet to an iron pin in the south margin of Old Hickory Boulevard; thence with the margin of the same, northwestwardly 65 feet to the point of beginning.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED THEREFROM IS THE FOLLOWING property conveyed to Metropolitan Government of Nashville and Davidson County by Larry E. Wilkinson and wife, Sandra J. Wilkinson by instrument of record in Book 4847, Page 537, said Register's Office, as follows:

BEING a part of Lot No. 3 on the Plans of the Division of the K. J. Morris Lands, of record in Book 57, Page 49, described as follows:

BEGINNING at the point of intersection of the south margin of Old Hickory Boulevard and the west boundary of the Larry E. Miller property; thence along the said west boundary southwardly 5 feet, more or less, to a point; thence along the meander of the slope westwardly 66 feet to a point; thence northwardly 5 feet, more or less, to a point in the said south margin; thence along the said south margin eastwardly 65 feet to the point of beginning and containing 295 square feet.

BEING the same property conveyed to Charles L. Starks by deed from Vernon Glenn Parker and wife, Belinda K. Parker of record in Book 6582, Page 224, Register's Office for Davidson County, Tennessee.

Dina D. Starks, wife of the said Charles L. Starks, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or at any time in the future have in subject property, especially her martial rights.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a Deed of Trust of record in Book 7219, Page 416, said Register's Office, payable according to the terms and conditions therein.

This is improved property also known as 1121 Old Hickory Blvd., Nashville, Davidson County, Tennessee.

This conveyance is subject to any recorded Declaration of Protective Covenants, Conditions, or Restrictions, and any easements of Plat affecting said property which are of record in said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest thereto belonging to Grantee, his heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his successors and assigns to warrant and forever defend the title to said land to Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

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.

IN WITNESS WHEREOF the Grantor has caused this Deed to be executed this 14th day of February, 1992.

Charles L. Starks

CHARLES L. STARKS

Dina D. Starks

DINA D. STARKS

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 **CHARLES L. STARKS AND WIFE, DINA D. STARKS** the bargainor(s), 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, DAVIDSON COUNTY**, Tennessee, this **14th** day of **February, 1992.**

Jill B. Frey
NOTARY PUBLIC

My Commission Expires:
11-2-92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is **$60,061.69.**

Dina C. Starks
AFFIANT

Sworn to and subscribed before me this **14th** day of **February, 1992.**

Jill B. Frey
NOTARY PUBLIC

My Commission Expires:
11-2-92

8443.8

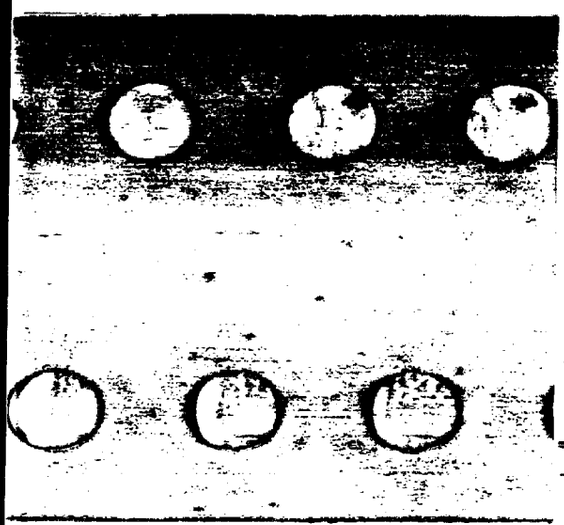
IDENTIFICATION REFERENCE

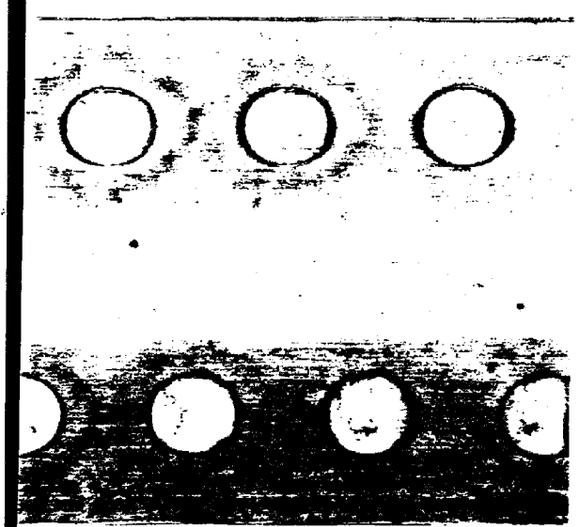
FEB 14 2 48 PM '92

DAVIDSON COUNTY, TN

PICK-UP

1466 02/14 0101 03CHECK 232.37





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

RECEIVED OF _____

FOR _____

BOOK 8551 PAGE 45

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	60061.69
CON TX	222.37
PRFEE	1.00
WDEED	9.00
TOTAL	232.37
CHECK	232.37

02/14/92 01 14:48 0001 1466

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8443.8.

IDENTIFICATION REFERENCE

FEB 14 2 48 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 502037