BOOK 8852 PAGE 664

FILE IN BOX #14
G# 8709-3

ADDRESS NEW OWNERS AND SEND TAX STATEMENTS:
Stephen J. Heins, et ux, Elizabeth B. Heins
4308 Estes Road
Nashville, TN 37215

MAP PARCEL NOS.
7DA-32130
130-04, Par. 43

THIS INSTRUMENT PREPARED BY:
HOFSTETTER & HOFSTETTER, ATTORNEYS
Suite 500, 230 Fourth Avenue North
Nashville, TN 37219

FEB 1 9 46 AM '93
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE:

8 7 6 5 1

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00) dollars, cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **THE BANK OF NASHVILLE**, as Conservator of the Estate of George Kenneth Rucker, and as Executor under the Will of George Kenneth Rucker, but not further or otherwise, has bargained and sold, and by these presents do transfer and convey unto **STEPHEN J. HEINS and wife, ELIZABETH B. HEINS**, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 13 on the Map of Comptonwood Subdivision, as of record in Book 974, Page 10, Register's Office for Davidson County, Tennessee.
>
> Said **Lot No. 13** fronts 100 feet on the easterly side of Estes Avenue or Compton Road, and runs back between parallel lines 307.5 feet to a dead line.

Being the same property conveyed to Kenneth G. Rucker and wife, Maude Mabry Rucker by deed from Omer Jordan and wife, Hilda English Jordan, as of record in Book 1132, Page 225, Register's Office for Davidson County, Tennessee; the said Maude Mabry Rucker having since died and Kenneth G. Rucker, being one and the same person as Kenneth George Rucker, having been adjudicated incompetent and a conservatorship established in Davidson County Probate Court, Docket No. 97134.

An Order in said Conservatorship authorizing the sale of the herein described property to the Grantees has been entered and signed by the Probate Judge, and recorded in Book 8839, Page 671, in the Register's Office for Davidson County, Tennessee.

Kenneth G. Rucker died testate on 12-28-92, and under will of record in Will Book 182, Page 577, Probate Court of Davidson County, Tennessee, The Bank of Nashville was appointed Executor with full power to convey.

This conveyance is made subject to restrictive covenants of record in Book 1023, Page 352, Book 1090, Page 176, and Book 1049, Page 546, Register's Office for said County; and subject to all matters shown on the Plan of record in Book 974, Page 10, said Register's Office.

Taxes for 1993 are to be prorated and assumed by Grantees.

This is improved property known as 4308 Estes Road, Nashville, Davidson County, Tennessee 37215.

And The Bank of Nashville, as Conservator, and as Executor under the Will of George Kenneth Rucker, but not further or otherwise, does further covenant and bind itself, its successors and assigns 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.

IN WITNESS WHEREOF, The Bank of Nashville has caused this instrument to be executed by it duly authorized officer, on this the 27 day of January, 1993.

THE BANK OF NASHVILLE, as
Conservator and Executor
of the Estate of
Kenneth George Rucker

By Bruce L. Mitchell
Bruce L. Mitchell
Senior Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $150,000.00.

Bruce L. Mitchell

Sworn to and subscribed before me,
this 27th day of January, 1993.

Connie Miller
Notary Public

Commission expires 7-24-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

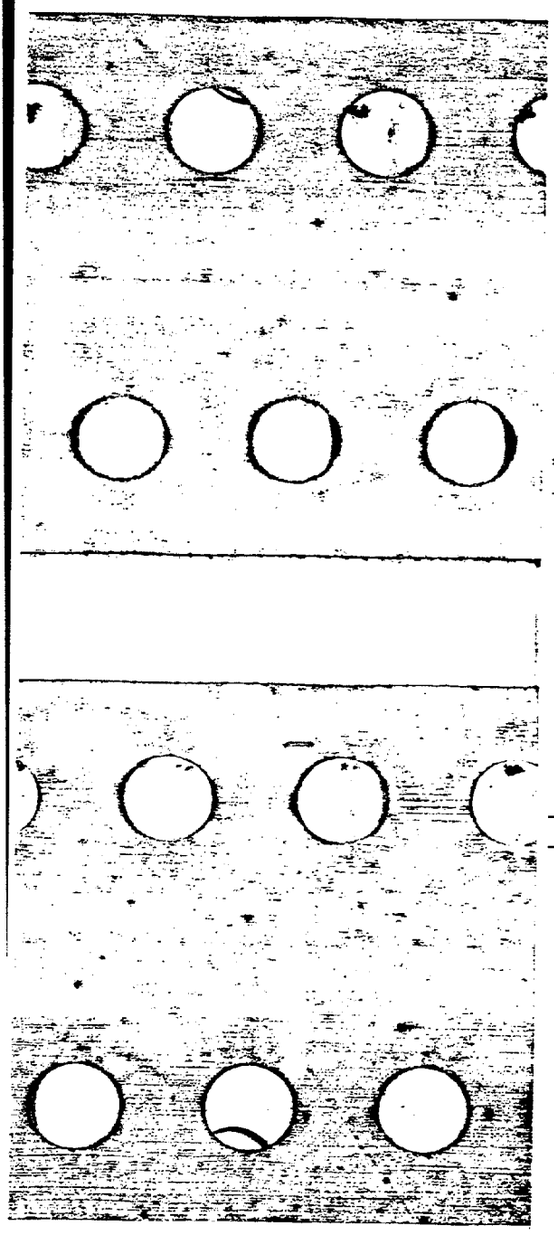
Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **BRUCE L. MITCHELL**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Senior Vice President of **The Bank of Nashville**, a national banking corporation, the within named bargainor, as Conservator of the estate of Kenneth George Rucker, and as Executor of the estate of Kenneth George Rucker, now deceased, and executed the foregoing instrument on behalf of said Bank as Conservator and as Executor, but not further or otherwise, for the purposes therein contained by signing the name of the corporation by the said Bruce L. Mitchell as Senior Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this 27th day of January, 1993.

Notary Public Connie Miller

Commission expires 7-24-93

7982 02/01 0101 03CHECK 564.00



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

RECEIVED OF _____

FOR _____

BOOK 8852 PAGE 666

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	
				150000.00
			CON TX	555.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	564.00
			CHECK	564.00
02/01/93		01	09:44 0001	7682

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8765 I:

IDENTIFICATION REFERENCE

FEB 1 9 46 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 616227