G#8762-1

BOOK 8882 PAGE 323

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,926.54

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4th DAY OF March, 1993.

Notary Public

MY COMMISSION EXPIRES: September 10, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CHERNAU, MILAM & WEISS, P.C., 5115 Maryland Way, 2nd Floor, Brentwood, TN 37027

Mail

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
WADE C. DeCROCE	UNION PLANTERS NATIONAL BANK	MAP 161-10-0-B
(NAME)	(NAME)	
412 Windsor Court	P. O. Box 3137	PARCEL 053
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Memphis, TN 38173-0137	FB# 06DU-82414
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, JAMES E. BILLS, A WIDOWER, NOW MARRIED, AND WIFE, LILLIAN S. BILLS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WADE C. DeCROCE and wife, MARY J. DeCROCE

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:

LAND in Davidson County, Tennessee, being Lot No. 244 on the Plan of Villages of Brentwood, Phase Six, Second Revision, a Planned Unit Development, as of record in Book 6900, Page 316, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to James E. Bills and wife, Shirley W. Bills, by Deed from Thomas L. Rule and wife, Regina U. Zuleeg, of record in Book 8407, Page 482, Register's Office for Davidson County, Tennessee. The said Shirley W. Bills having since died.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of record in Book 6143, Page 11, and as amended in Book 6398, Page 495, in Book 6852, Page 497, and in Book 7207, Page 251, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been assumed by the Grantee herein.

AS part of the above consideration, the Grantees herein assume and agree to pay the unpaid balance owing on a certain Note executed by Thomas Rule and wife, Regina Zuleeg, to Fidelity Federal Savings and Loan Association of Tennessee, now being Union Planters National Bank, in the original principal amount of $94,592.00, of record in Book 7807, Page 406, Register's Office for Davidson County, Tennessee.

LILLIAN S. Bills, wife of the above named James E. Bills, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

unimproved ( )
This is improved (X) property, known as 412 Windsor Court, Nashville, TN 37211
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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 s this 4th day of March 19 93

James E. Bills
JAMES E. BILLS

Lillian S. Bills
LILLIAN S. BILLS

BOOK 3882 PAGE 321

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES E. BILLS, A WIDOWER, NOW MARRIED, and wife, LILLIAN S. BILLS

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 Brentwood, Tennessee, this 4th day of March 19 98.

Commission expires September 16, 1995

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 _____.

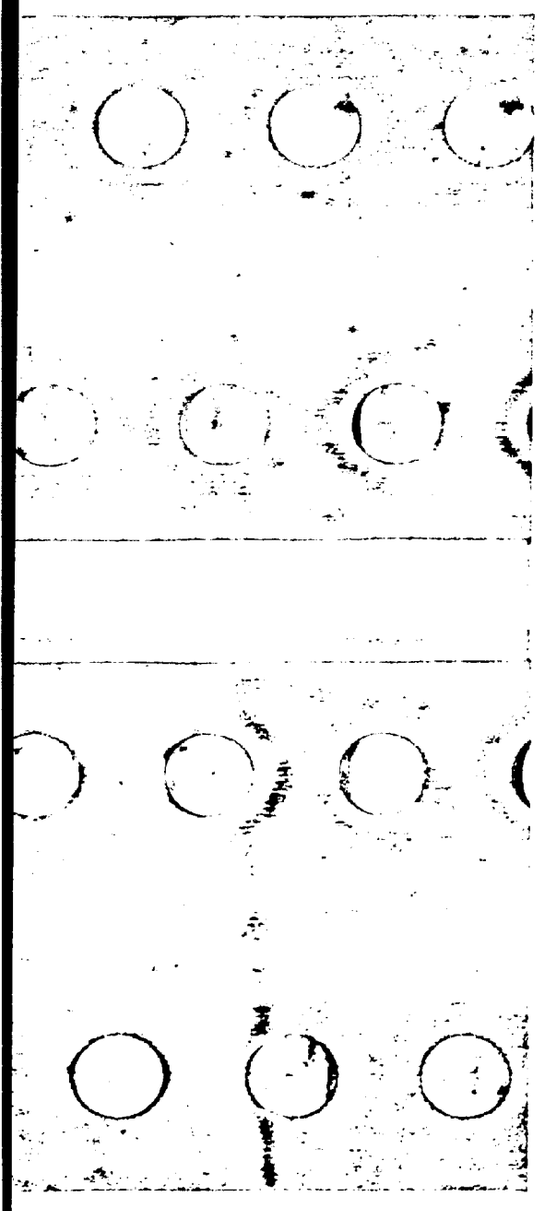
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

98246

REFERENCE



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	96026.54
CON TX	355.30
PRFEE	1.00
WDEED	8.00
TOTAL	364.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 364.30

[illegible] 09:43 0001 0142

98246

IDENTIFICATION REFERENCE

MAR 8 9 44 AM '93

DAVIDSON COUNTY, TN

No. 627699