Box 43

BOOK 8894 PAGE 553

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,834.83

Andre Sims
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF March 19 93.

Jill L Roller
Notary Public

MY COMMISSION EXPIRES 11-19-96
(AFFIX SEAL)

JILL L. ROLLER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
Taylor, Philbin, Pigue, Marchetti & Long, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Andre M. Sims, et ux	Union Planters National Bank	53-9-90
(NAME)	(NAME)	
808 Tamarack South	P. O. Box 3137	11D-94569
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Memphis, TN 38173-0137	
(CITY) (STATE) (P O 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, Terry D. McGowen and wife, Andrea Renee McGowen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andre M. Sims and wife, Katherine D. Sims

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. 54-B, Kimbolton, Phase II, of record in Plat Book 6900, Pages 792, 793 and 794, Zone Lot Division in Book 6900, Page 891, Register's Office for Davidson County, Tennessee.

SAID Lot No. 54-B, fronts 17.93 feet on the westerly side of Tamarack South and runs back 184.23 feet on the northerly lot line, and 233.00 feet on the southerly lot line to a line in the rear which measures 118.29 feet thereon.

BEING the same property conveyed to Terry D. McGowen and wife, Andrea Renee McGowen by deed from Phillips Builders, Inc. of record in Book 7856, Page 37, Register's Office for Davidson County, Tennessee.

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 7856, Page 40, said Register's Office, payable according to the terms and conditions therein.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (XX) property, known as 808 Tamarack South, Madison, TN 37115
(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 ti, 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 19th day of March, 19 93

Terry D. McGowen Terry D. McGowen

Andrea Renee McGowen Andrea Renee McGowen

STATE OF TENNESSEE
Davidson County

BOOK 8894 PAGE 554

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Terry D. McGowen and wife, Andrea Renee McGowen

the bargainor s, with whom I am personally acquainted, 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 19th day of March 19 93.

Commission expires 11-20-96

Jill L Roller
Notary Public

JILL L ROLLER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ (his oath) _____ (himself) _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do. executed 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

02636

WARRANTY DEED

FROM

Terry D. McGowen

Andrea Renee McGowen

TO

Andre M. Sims

Katherine D. Sims

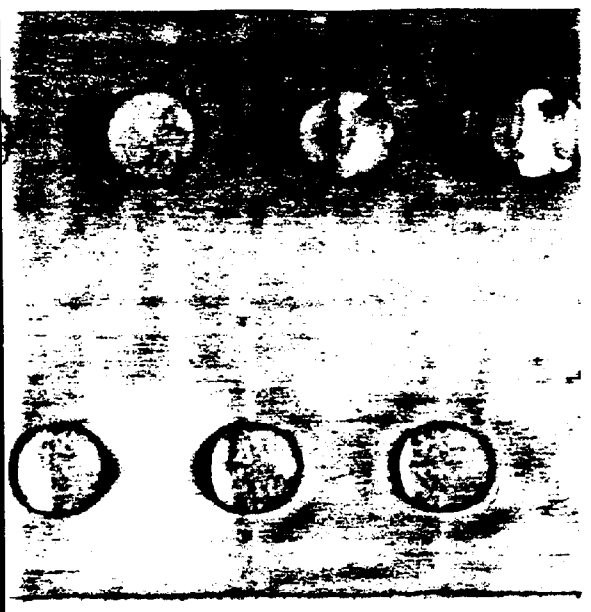
IDENTIFICATION REFERENCE

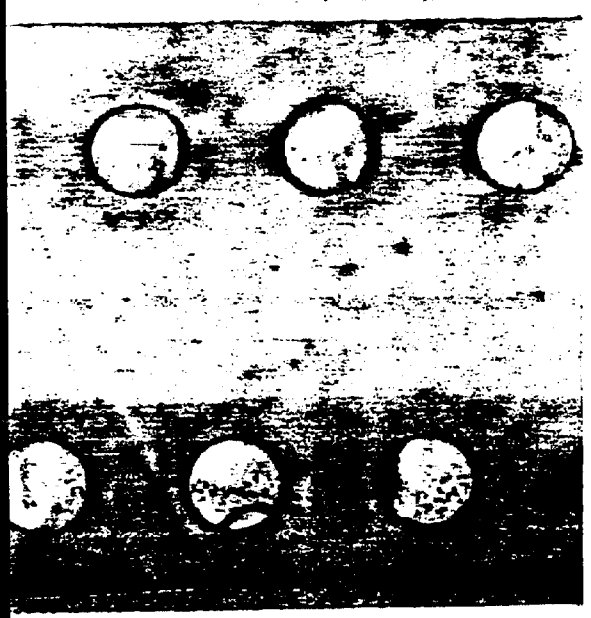
MAR 23 3 02 PM '93

ELIA Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

5059 03/23 0101 03CHECK 282.00

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201





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

RECEIVED OF _____

FOR _____

BOOK 8894 PAGE 555

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	73834.83
			CON TX	273.06
			PRFEE	1.00
			MTGFEE	8.00
			TOTAL	282.06
			CHECK	282.06

03/23/93 01 15:01 0001 5059

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02636

IDENTIFICATION REFERENCE

MAR 23 3 02 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.632550