This Instrument prepared by:
Stokes & Bartholomew, P.A.
424 Church Street
Suite 2800
Nashville, Tennessee 37219

BOOK 8895 PAGE 560

| ADDRESS NEW OWNER: | SEND TAX BILL TO: | MAP-PARCEL |
|---|---|---|
| Steve Thomas<br>6837 Old Charlotte PK.<br>Nashville, TN. 37209 | Same | Map 131-5B 361 |

SPECIAL WARRANTY DEED

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 and sufficiency of all of which are hereby acknowledged, UNION PLANTERS NATIONAL BANK, a national banking association, (formerly Fidelity Federal Savings and Loan Association of Tennessee), (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Steve Thomas and wife, Kathy Thomas, (the "Grantee"), Grantee's successors and assigns, land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee being Lot No. 3 on the Plan of Inns of Granny White of record in Book 6250, page 460, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Fidelity Federal Savings and Loan Association of Tennessee, by deed from William L. Rosenberg, Successor Trustee of record in Book 7811, page 426, Register's Office for Davidson County, Tennessee.

This conveyance of the Property, and all covenants and warranties contained herein are made expressly subject to the following:

1. 1993 Property Taxes which are not yet due and payable.
2. Matters shown on the Plan of record in Book 6250, page 460, said Register's Office.
3. Restrictive Covenants contained in instrument of record in Book 6566, page 473, as amended in Book 8595, page 423, said Register's Office.

This is unimproved property known as Lot 3 on the plan of Inns of Granny White, Nashville, Tennessee 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, and Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances

made or suffered by Grantor except to the extent otherwise set forth herein.

And Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 24th day of March, 1993.

UNION PLANTERS NATIONAL BANK,
a national banking association

By: _____
Its: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, Sean D. Hart with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he as the Banking Officer of UNION PLANTERS NATIONAL BANK, a national banking association, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 24th day of March, 1993.

_____
Notary Public

My Commission Expires: 7/27/96

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $31,900.00 .

_____
Affiant

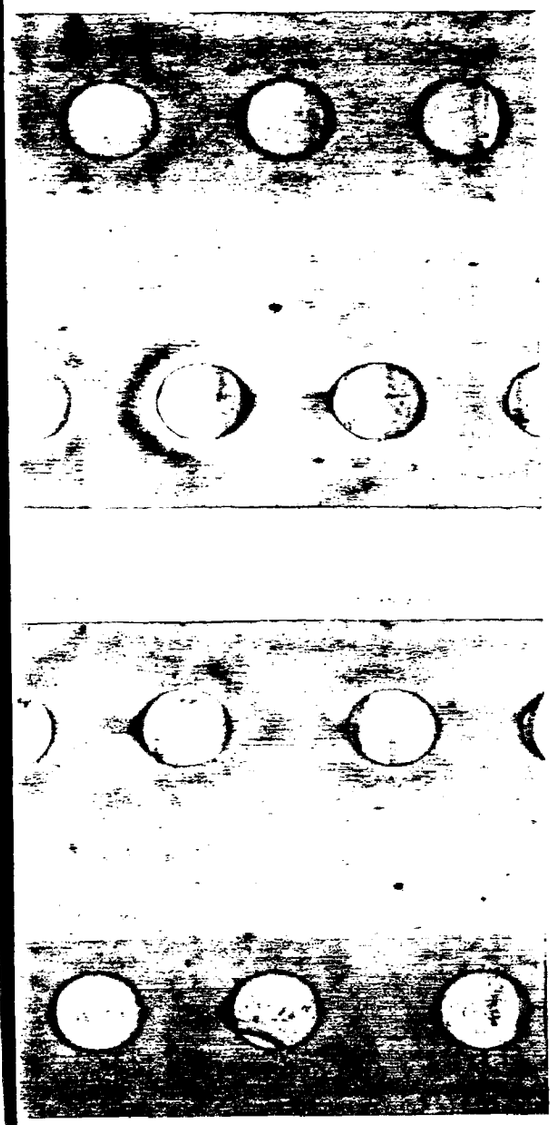
Subscribed and sworn to before me this 24th day of March, 1993.

_____
Notary Public
My Commission Expires: 7/27/96

U2391

5451 03/24 0101 CHECK 127.03

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



RECEIVED OF _____

FOR _____

BOOK 8895 PAGE 562

| | | |
|---|---|---|
| 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 31900.00 |
| | | | | CON TX 118.03 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 127.03 |
| | | | | CHECK 127.03 |
| 03/24/93 | 01 | | | 16:07 0001 5451 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

02991

TITLE ONE REFERENCE

MAR 24 4 03 PM '93

DAVIDSON COUNTY TN

**No.** 632937