This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50

Box 50
TC

BOOK 9042 PAGE 954

**ADDRESS NEW OWNER:**
Edward C. WellsJr.
4724-A Cascade Drive
Old Hickory, Tennessee 37138

**SEND TAX BILL:**
*To Mortgagee*

**MORTGAGEE:**
Union Planters National Bank, a national banking association
401 Union Street
Nashville, Tn 37219

**MAP AND PARCEL:**
MAP 65-13
GROUP
PARCEL 53

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, Connie Nicely, and husband Steven E. Nicely hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Edward C. Wells,Jr., an unmarried person, hereinafter called the Grantee, his 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. 267A, Zone Lot Division, Lot 267, on the Plan of Sherwood Forest, Section 4, of record in Plat Book 5190, page 771, amending Plat Book 4460, pages 182 and 183, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.

Being the same property conveyed to Connie Diane Stacey, a single person, by deed from Marion Thurman and wife, Eva M. Thurman, of record in Book 6156, page 776, Register's Office for Davidson County, Tennessee, the said Connie Diane Stacey is now known as Connie Nicely.

Steven E. Nicely join in this conveyance to convey any and all marital interest in subject property as the husband of Connie Nicely.

This is improved property known as 4724-A Cascade Drive, Old Hickory, TN 37138.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. 1993 taxes, a lien but not yet due and payable.
2. Restrictive Covenants of record in Book 4704, page, 448 and in Book 6150, page 725, Register's Office for said County.
3. Plan of record in Book 4460, pages 182 and 183, and in Book 5190, page 771, said Register's Office.
4. Rights of others in and to party walls.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Edward C. WellsJr., an unmarried person, his heirs and assigns, forever; and We, Connie Nicely, and husband Steven E. Nicely do covenant with the said Grantee 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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Witness my hand this the 2nd day of August, 1993.

Connie Nicely

Connie Nicely

Steven E. Nicely

Steven E. Nicely

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Connie Nicely, and Steven E. Nicely the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 2nd day of August, 1993.

Mary Lindsay Chance

NOTARY PUBLIC

My Commission Expires: 5-24-97

8186 08/10 0101 03CHECK 184.75

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 47,500.00.

Edward C. Wells, Jr.

AFFIANT

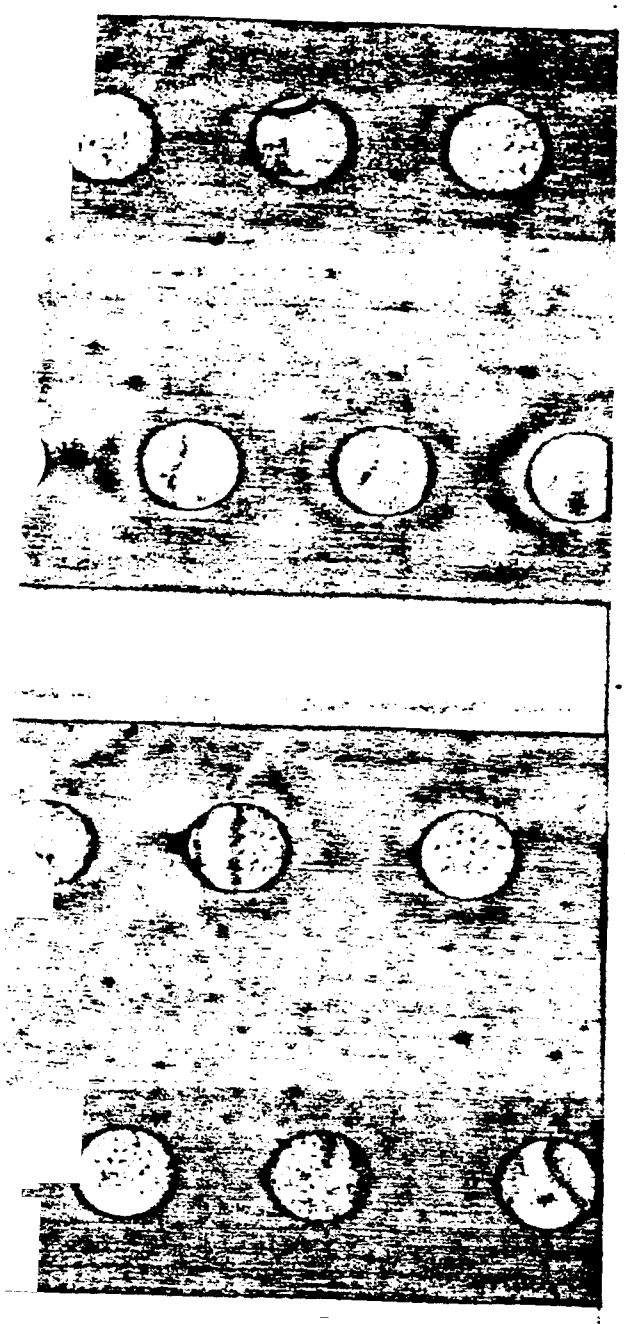
Subscribed and sworn to before me
this 2nd day of August, 1993.

Mary Lindsay Chance

NOTARY PUBLIC
My Commission Expires: 5-24-97

50594
IDENTIF. # REFERENCE

93 AUG 10 AM 10:58
FELIX
DAVIDSON COUNTY, TN.



**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 47500.00
CON TX 175.75
PRFEE 1.00
MRTG TAX 8.00
TOTAL 184.75
CHECK 184.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/10/93 01 10:58 0001 818

50594
IDENTIF. & REFERENCE

93 AUG 10 AM 10:58
REGISTER
DAVIDSON COUNTY, TN

No. 684552