This Instrument Prepared By:
Lee and Lee Attorneys, P.C.
109 East Gay Street
Lebanon, Tennessee 37087

MAIL ENV.

93 AUG 24 AM 9:18
DAVIDSON COUNTY REGISTER

55058
IDENTIF. + REFERENCE

ADDRESS NEW OWNER:
J. Wayne Biggers
1305 Edgewood
Nashville, TN 37206

SEND TAX BILL:
To Owner

MORTGAGEE:
Wilson Bank & Trust
623 West Main Street
Lebanon, Tennessee 37087

MAP AND PARCEL:
MAP 83
GROUP 5
PARCEL 29

WARRANTY DEED BOOK 9055 PAGE 641

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **The Estate of Lula V. Jenkins, by George Midgett and Ethel Midgett, Co- Executors, with full power to sell** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **J. Wayne Biggers, single**, 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 7 in Block "B" on the Plan of Eastwood Addition of record in Book 332, Page 63, Register's Office for said County.

Being the same property conveyed to Buford Jenkins and wife, Lula Jenkins, by deed from Nashville Trust Company and Battle McMorrough, of record in Book 2493, Page 301, Register's Office for Davidson County, Tennessee, the said Buford Jenkins having predeceased Lula Jenkins and the Will of Lula V. Jenkins of record in Will Book 185, Page 351, Davidson County Probate Court Clerk's Office having appointed George Midgett and Ethel Midgett, Co-Executors with full power to sell.

This is improved property known as 1022 Seymour Street, Nashville, TN 37206. Possession is to be given on August 20, 1993.

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

The 1993 Davidson County property taxes have been prorated and settled in cash and shall be assumed and paid by the Grantee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **J. Wayne Biggers, single**, their heirs and assigns, forever; and we, **The Estate of Lula V. Jenkins, by George Midgett and Ethel Midgett, Co- Executors, with full power to sell** 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

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Grantees, their 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.

Witness our hands this the 20th day of August, 1993.

The Estate of Lula V. Jenkins
George Midgett, Co-Executor

The Estate of Lula V. Jenkins
Ethel Midgett, Co-Executor

STATE OF TENNESSEE)
COUNTY OF Wilson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **The Estate of Lula V. Jenkins, by George Midgett and Ethel Midgett, Co-Executors, with full power to sell** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at office, Tennessee, this the 20th day of August, 1993.

John M. Lee
NOTARY PUBLIC

My Commission Expires: 4/24/95

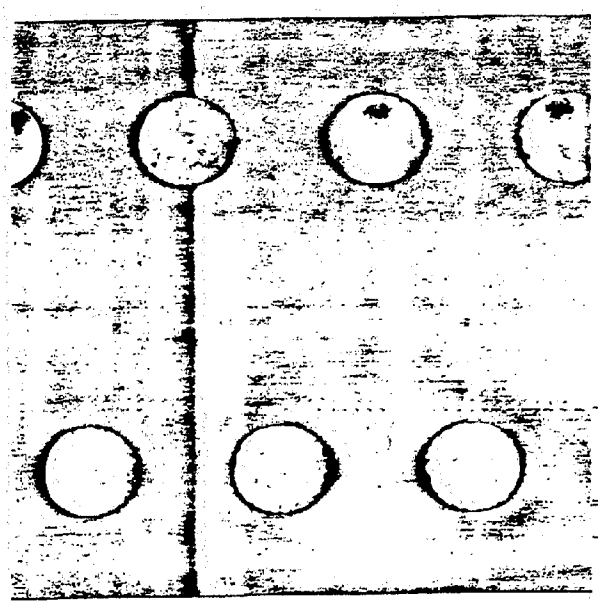
STATE OF TENNESSEE)
COUNTY OF Wilson)

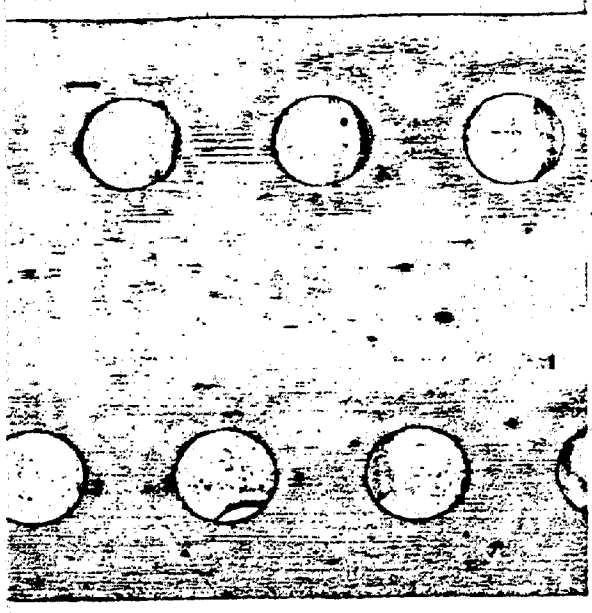
The actual value or consideration, whichever is greater, for this transfer is $ 23,400.00.

AFFIANT

Subscribed and sworn to before me
this 20th day of August, 1993.

John M. Lee
NOTARY PUBLIC
My Commission Expires: 4/24/95





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9055 PAGE 643

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 23400.00
MOR TX 86.58
PRFEE 1.00
WDEED 8.00
TOTAL 95.58
CHECK 95.58

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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. ↑ REFERENCE

93 AUG 24 AM 9:38
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 689394