Prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY
213-A Ward Circle
Brentwood, TN 37027

BOOK 9141 PAGE 857

New Owner	**Send Tax Bills To**	**Map/Parcel No.**
William Matseas	SAME	Map 159-1
6107 Paddock Place		Parcel 17
Brentwood, TN 37027		FH 25859

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, executed this 04th day of November, 1993, by UNION PLANTERS NATIONAL BANK, formerly FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF TENNESSEE, a Banking Corporation (hereinafter the "Grantor"), and WILLIAM MATSEAS and wife, LINDA MATSEAS (hereinafter the "Grantees").

WITNESSETH:

That the said **Grantor**, for and in consideration of the sum of Ten and NO/100 Dollars ($10.00), in hand paid by the **Grantee**, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto **Grantee** forever, all the right, title, interest, claim and demand which **Grantor** has in and to the following described lot, piece or parcel of land, situate, lying and being the County of DAVIDSON State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Hound's Run, as of record in Plat Book 6900, Pages 167-171, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Fidelity Federal Savings and Loan Association of Tennessee, now known as Union Planters National Bank, by Successor Trustee's Deed, of record in Book 7976, page 563, Register's Office for Davidson County, Tennessee.

THIS IS UNIMPROVED PROPERTY KNOWN AS: 1956 Edenbridge Way, Forest Hills, TN 37215

4758 11/05 0101 03CHECK 175.50

82367
IDENTIF. & REFERENCE

93 NOV -5 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

TO HAVE AND TO HOLD the same together with all and singular the appurtenances and improvements thereunto belonging or in anywise appertaining, in all the estate, right, title, interest, lien, equity and claim whatsoever of **Grantor**, to the only proper use, benefit and behoof of **Grantee** forever; and **Grantor** does hereby bind itself, its successors and assigns, to warrant and defend all and singular, the Property unto **Grantee**, and **Grantee's** successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under **Grantor**.

IN WITNESS WHEREOF, the **Grantor** has signed and sealed these presents the day and year first above written.

UNION PLANTERS NATIONAL BANK

By: _____

Sean D. Hart
Title: Banking Officer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Sean D. Hart, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Banking Officer of the within bargainor, a banking corporation, and that he as such officer, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Banking Officer.

WITNESS my hand and official seal at Brentwood, Tennessee, this the 04th day of November, 1993.

Notary Public Ruth M. Foran

My Commission Expires: July 22, 1995

STATE OF TENNESSEE)
COUNTY OF)

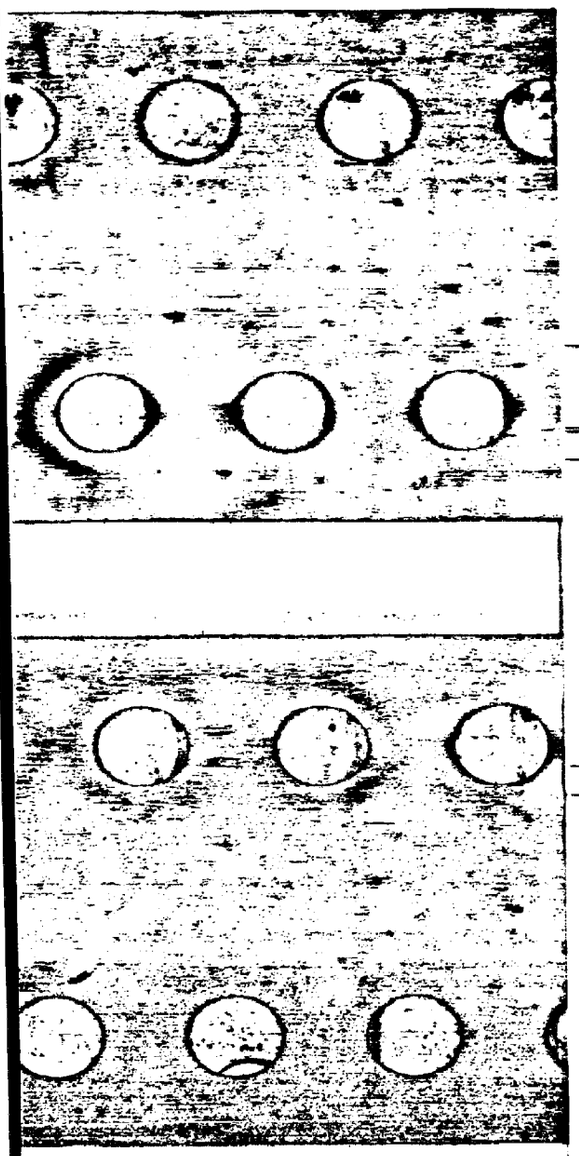
The actual consideration for this transfer, is $45,000.00.

Affiant

SWORN to and subscribed before me,
this 04th day of Nov., 1993.

Notary Public Ruth M. Foran

My Commission Expires: July 22, 1995



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

RECEIVED OF _____

FOR _____

BOOK 9141 PAGE 859

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	45000.00
CON TX	166.50
PRFEE	1.00
WDEED	8.00
TOTAL	175.50
CHECK	175.50

11/05/93 01 09:29 0001 4758

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82367
IDENTIF. ↑ REFERENCE

93 NOV -5 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 718587