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

BOOK 9164 PAGE 823

**ADDRESS NEW OWNER:**
Martha B. Andrews
3205 Towne Village Road
Antioch, Tennessee 37013

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

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

**MAP AND PARCEL:**

| | |
|---|---|
| MAP | 150-11 |
| GROUP | 0 |
| PARCEL | 30 |

## 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, I, Veretta T. Nix, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Martha B. Andrews, an unmarried person, hereinafter called the Grantee, her 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. 137 on the Plan of Towne Village of the Country, Section II, of record in Book 5200, pages 176 and 177, Register's Office for Davidson County, Tennessee.

Said Lot No. 137 fronts 65 feet on the southwesterly margin of Towne Village Road and extends back 105 feet on the northerly line and 142 feet on the southerly line to a dead line in the rear measuring 74.79 feet thereon.

Being the same property conveyed to Veretta T. Nix, by deed from Bruce B. Williams, as of record in Book 7210, page 519, Register's Office for Davidson County, Tennessee.

This is improved property known as 3205 Towne Village Road, Antioch, TN 37013.

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. Subject to 1993 property taxes which have been paid.
2. Restrictive Covenants contained in an instrument of record in Book 5456, page 511, Register's Office for Davidson County, Tennessee.
3. Subject to all matters shown on the Plan of record in Book 5200, pages 176 and 177, in said Register's Office.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Martha B. Andrews,an unmarried person, her heirs and assigns, forever; and I, Veretta T. Nix, an unmarried person, do covenant with the said Grantee that I am 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, her 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 my hand this the 24th day of November, 1993.

Veretta T. Nix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

3052 11/29 0101 03CHECK 267.63

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Veretta T. Nix,an unmarried person, the bargainor, 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 24th day of November, 1993.

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 69,900.00.

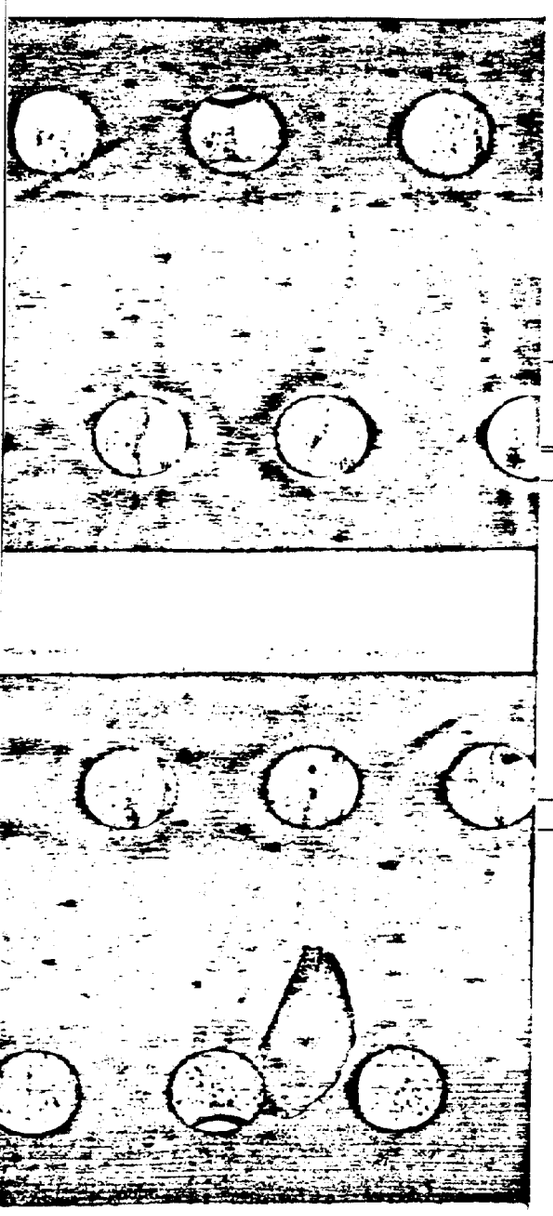
Martha B. Andrews
AFFIANT

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

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

89975
IDENTIF. & REFERENCE

93 NOV 29 AM 11:21
FELIX A. LANDRUM REGISTER
DAVIDSON COUNTY, TN.



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9164 PAGE 825

| | | |
|---|---|---|
| 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 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
TOTAL 267.63
CHECK 267.63

11/29/93 01 11:21 0001 3052

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

89975
IDENTIF. # REFERENCE

93 NOV 29 AM 11:21

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 726765