SOB

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

BOOK 9375 PAGE 166

ADDRESS NEW OWNER:
Tyrone Person and Fontella P. Person
2903 Scott Ave.
Nashville, Tennessee 37216

SEND TAX BILL:
To Mortgagee

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

MAP AND PARCEL:
MAP 72-10
GROUP
PARCEL 41

WARRANTY DEED

4877 06/10 0101 03CHECK 156.63

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, Aubrey Hiam and wife, Denise R. Hiam, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Tyrone Person and wife, Fontella P. Person, 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, Tennesse, being part of Lot No. 24 ini Keller's Subdivision of Maxey Home Place, of record in Book 421, page 86, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at a point in the westerly margin of Scott Avenue, said point being 55 feet northerly from the northwest corner of Litton Avenue, as widened by a 5-foot strip, and Scott Avenue, 60 feet to a point; thence West 160 feet, more or less, to a point in the line between Lots Nos. 23 and 24 on said Plan; thence South with the line between said Lots, 60 feet to a point; thence East 155.85 feet, more or less, to the point of beginning.
>
> Being the same property conveyed to Aubrey Hiam by deed from Mary E. Brown of record in Book 9174, page 19, Register's Office for Davidson County, Tennessee. **Denise R. Hiam joins in this conveyance to convey any and all marital interest in subject property as wife, of Aubrey Hiam.**
> **This is not the sellers usual place of residence.**

94 JUN 10 AM 10:12
REGISTER
DAVIDSON COUNTY, TN

59925
IDENTIF. + REFERENCE

This is improved property known as 2903 Scott Ave., Nashville, TN 37216.

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. 1994 taxes, a lien but not yet due and payable.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Tyrone Person and wife, Fontella P. Person, their heirs and assigns, forever; and we, Aubrey Hiam and wife, Denise R. Hiam, 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 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 3rd day of June, 1994.

Aubrey Hiam

Denise R. Hiam by Aubrey Hiam

Denise R. Hiam by Aubrey Hiam,
Attorney-in-Fact

Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Aubrey Hiam the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 3rd day of June, 1994.

NOTARY PUBLIC

My Commission Expires:
STATE OF TENNESSEE
COUNTY OF DAVIDSON 9/27/97

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Aubrey Hiam, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that he executed the within instrument on behalf of Denise R. Hiam, as her Attorney-in-Fact, as the free act and deed of the within named Aubrey Hiam. Witness my hand and official seal at Nashville, TN., this 3rd day of June, 1994. by General Power of Attorney of record in Book 9347, page 736, REgister's Office for Davidson County, Tennessee.

Notary Public

My Commission Expires: 9/27/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 39,900.00.

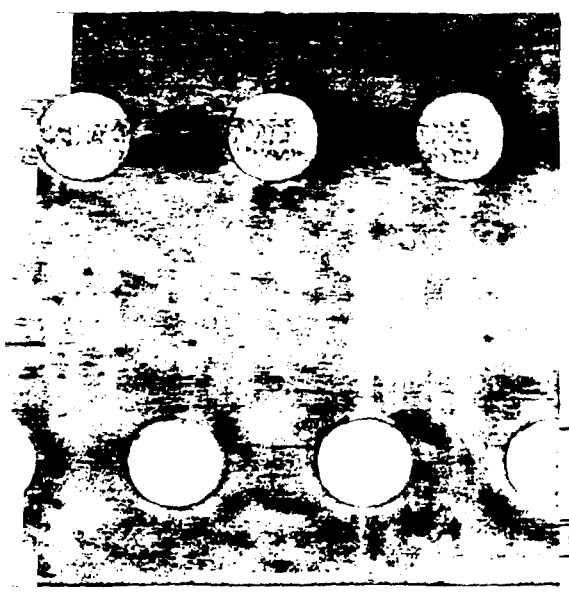
Lynone Person

Fontella Person

AFFIANT

Subscribed and sworn to before me
this 3rd day of June, 1994.

NOTARY PUBLIC
My Commission Expires: 9/27/97



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

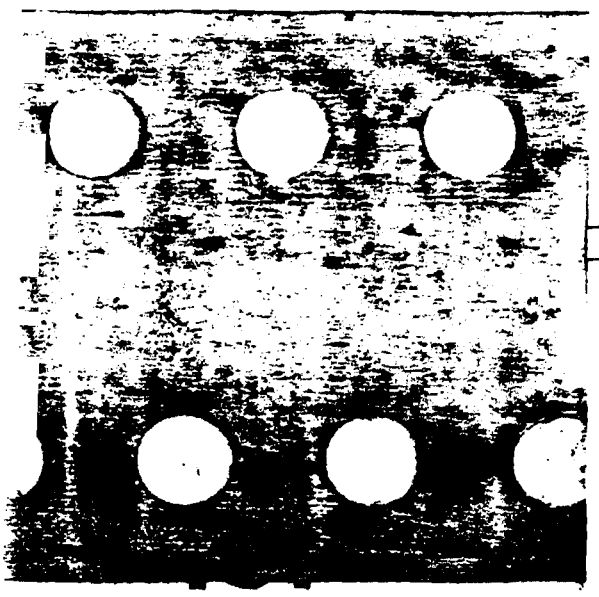
RECEIVED OF _____

FOR _____

BOOK 9375 PAGE 168

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 39900.00
CON TX 147.63
PRFEE 1.00
MDEED 8.00
TOTAL 156.63
CHECK 156.63

06/10/94 01 10:53 0001 4877

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59925
IDENTIF. ↑ REFERENCE

94 JUN 10 AM 10: 52
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 801633