File Box 30

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 9397 PAGE 963

ADDRESS NEW OWNER:
Iris D. Hicks
3904 Scotwood Drive
Nashville, TN 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Guaranty Trust Company
726 S. Church Street
Murfreesboro, TN 37130

MAP AND PARCEL:
MAP 133-12
PARCEL 222.00
5DU-09967

WARRANTY DEED

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, Christine A. Deaner and husband, John E. Hills hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Iris D. Hicks, a married 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:

BEING Lot No. 112, Section Three, Greenwood Hills, of record in Plat Book 5050, Page 10, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Christine A. Deaner , by deed from Robert E. Potter, Jr. and wife, Kellye W. Potter of record in Book 7574, Page 37, Register's Office for Davidson County, Tennessee.

John E. Hills herein joins to convey any and all rights and interests he may have, if any.

This is the same description as in previous deed of record.

John E. Hills executed this instrument on behalf of Christine A. Deaner pursuant to a Power of Attorney which is being placed of record currently herewith.

This conveyance is subject to restrictions of record in Book 5086, Page 766, said Register's Office.

This conveyance is subject to a public utility and drainage easement and minimum building setback line, of record in Plat Book 5050, Page 10, said Register's Office.

This conveyance is subject to an Avigation Easement and Contract being recorded simultaneously herewith.

This is improved property known as 3904 Scotwood Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Iris D. Hicks, their heirs and assigns, forever; and we, Christine A. Deaner and husband, John E. Hills 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.

BOOK 9397 PAGE 964

Witness our hands this the 30th day of June, 1994.

3456 07/05 0101 03CHECK 268.00

Christine A. Deaner

Christine A. Deaner

By: John E. Hills Attorney In Fact

By: John E. Hills, Attorney-in-Fact

John E. Hills

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John E. Hills as Attorney-in-Fact for Christine A. Deaner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the Attorney-in-Fact of the maker, or a constituent of the maker , and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of June, 1994.

67849

IDENTIFICATION REFERENCE

'94 JUL 5 PM 3:06

DAVIDSON COUNTY, TN.

Nicie Seagraves

NOTARY PUBLIC

SEAL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-21-98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John E. Hills the bargainor, 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 Nashville, Tennessee, this the 30th day of June, 1994.

Nicie Seagraves

NOTARY PUBLIC

SEAL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-21-98

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 70,000.00.

John E. Hills

AFFIANT

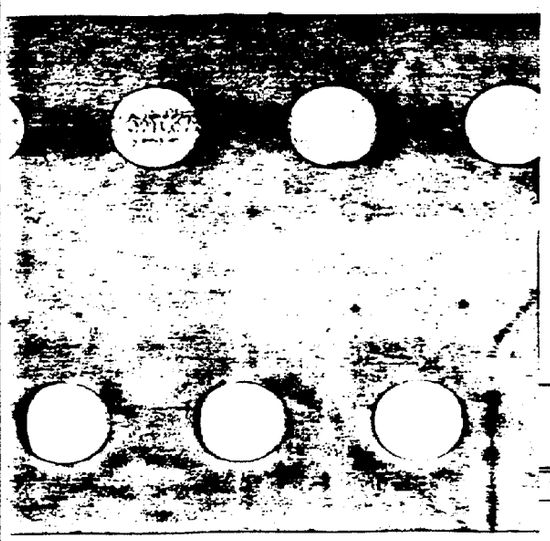
Subscribed and sworn to before me this 30th day of June, 1994.

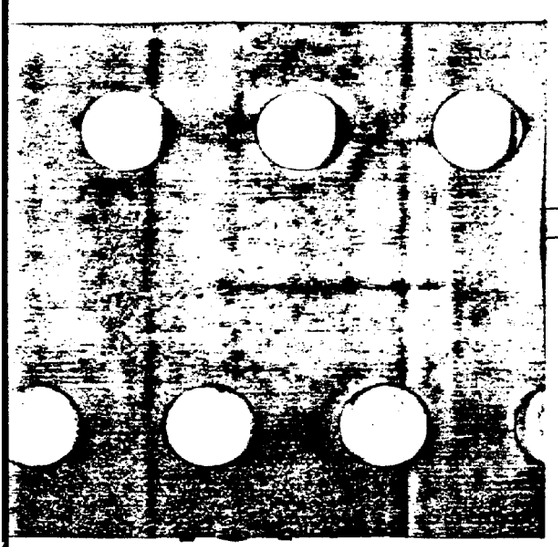
Nicie Seagraves

NOTARY PUBLIC

SEAL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-21-98





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

RECEIVED OF _____

FOR _____

BOOK 9397 PAGE 965

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 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 8.00
TOTAL 268.00
CHECK 268.00
07/05/94 01 15:07 0001 3456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

67849
IDENTIF. REFERENCE

94 JUL -5 PM 3:06
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 810106