SUB

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

BOOK 9487 PG 661

ADDRESS NEW OWNER:
Jeanita W. Hime
1031 General George Patton Road
Nashville, Tennessee 37221

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 142-09-0
GROUP D
PARCEL 94 CO

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, Andrea Dee Dibble Sanders, Executrix of the Estate of Helen Nadine Taylor, deceased, and Frances Anne Taylor and Mary Evelyn Taylor Grones, Co-Conservators for Edgar Suggs Taylor, Ward hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jeanita W. Hime, 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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 1031, together with the Carport designated No. 1031-C, in River Plantation, Section Six, Phase One, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the Plat of River Plantation, Section Six, Phase One, Condominium Apartments, recorded in Book 5200, pages 359 and 360, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5794, page 526, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Six, Phase One, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 5794, page 526, Register's Office for Davidson County, Tennessee, are incorporated in the deed by reference and made a part hereof of the same as though copied herein.

Being the same property conveyed to Helen Nadine Taylor by deed from Haury & Smith Contractors, Inc., as of record in Book 6177, page 122, Register's Office for Davidson County, Tennessee; the said Helen Nadine Taylor having since died testate, and Andrea Dee Dibble, now Sanders, Executrix, was given power to sell the property under the Will of Helen Nadine Taylor, of record in Will Book 188, page 472, Probate Court of Davidson County, Tennessee.

SEE ALSO Order filed in the Probate Court for Davidson County, Tennessee, styled In the Matters Of: Helen Nadine Taylor, deceased. Andrea Dee Dibble Sanders, Executrix, No. 94P-77, and also record in Book 9487, page 657, Register's Office for Davidson County, Tennessee.

The said Frances Ann Taylor and Mary Evelyn Taylor Grones, Co-Conservators for Edgar Suggs Taylor, husband of Helen Nadine Taylor, who joins in this conveyance for the purpose of conveying any and all martial interest he may have in and to subject property. See Order styled In the Matter Of: Edgar Suggs Taylor, Jr., Ward, vs. Frances Anne Taylor and Mary Evelyn Taylor Grones, Conservator, filed September 23, 1994 In the Probate Court for Davidson County, Tennessee, No. 93P-1696, and also record in Book 9487, page 660, Register's Office for Davidson County, Tennessee.

This is improved property known as 1031 General George Patton Road, Nashville, TN 37221.

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 1994 property taxes which have been paid.
2. Subject to all matters shown on the Plan of record in Book 5200, pages 359 and 360, in said Register's Office.
3. Easement granted U.S.A. for TVA transmission line or lines and towers, as shown by instrument of record in Book 2274, page 547, said Register's Office.
4. Master Deed establishing a Horizontal Property Regime of River Plantation, Section Six, Phase One, of record in Book 5794, page 526, Register's Office for Davidson County, Tennessee; By-Laws appended thereto.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jeanita W. Hime,an unmarried person, her heirs and assigns, forever; and Andrea Dee Dibble Sanders, Executrix of the Estate of Helen Nadine Taylor, deceased, and Frances Anne Taylor and Mary Evelyn Talor Grones, Co-Conservators for Edgar Suggs Taylor, Ward do covenant with the said Grantees that it is 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 26th day of September, 1994.

Andrea Dee Dibble Sanders Executrix of the Estate of Helen Nadine Taylor, deceased

Frances Anne Taylor, Co-Conservator for Edgar Suggs Taylor, Ward

Mary Evelyn Taylor Grones, Co-Conservator for Edgar Suggs Taylor, Ward

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Andrea Dee Dibble Sanders, Executrix, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that it executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of September, 1994.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: 2/11/96

6035 10/07 0101 03CHECK 416.60

STATE OF TENNESSEE)
COUNTY OF Shelby)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frances Anne Taylor, 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 instrument for the purposes therein contained.

Witness my hand and seal, at office in Memphis Tennessee, this the 29th day of September, 1994.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires
March 7, 1995

STATE OF TEXAS)
COUNTY OF Jefferson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, within named Mary Evelyn Taylor Grones, the bargainor, with whom I personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nederland, Texas, this 5 day of October, 1994.

R Williams
NOTARY PUBLIC

My Commission Expires: 8/22/98

R. WILLIAMS
NOTARY PUBLIC
State of Texas
My Comm. Exp. 8/22/98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 108,000.00.

Juanita W. Hine
AFFIANT

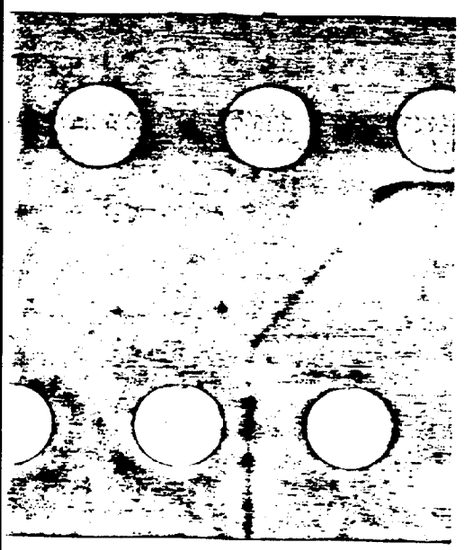
Subscribed and sworn to before me this 26th day of September, 1994.

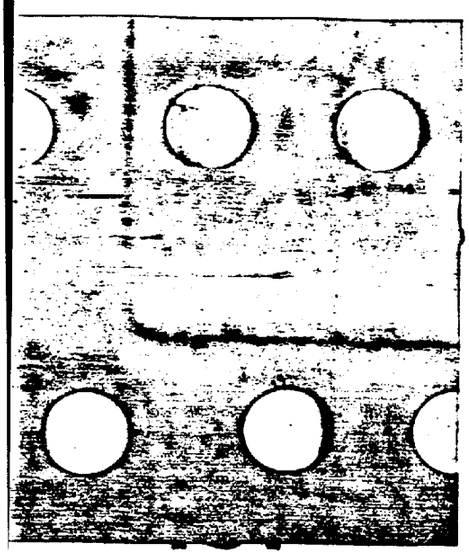
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: Mar 20, 1996

97958
IDENTIF. ↑ REFERENCE

94 OCT -7 AM 10:19
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9487 PG 665

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
108000.00
CON TX 399.60
PRFEE 1.00
WDEED 16.00
TOTAL 416.60
CHECK 416.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/07/94 01 10:13 0001 6035

97958
IDENTIF. # REFERENCE

94 OCT -7 AM 10: 19
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 842259