THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 135,000.00

Affiant

Subscribed and sworn to before me, this 23rd day of November 1994

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
EDDIE SHANE HICKS 1814 Beechwood Avenue Nashville, Tennessee 37212	NATIONSBANC MORTGAGE 2059 Northlake Parkway Tucker, Georgia 30084	MAP 104-16 PARCEL 226

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED THIRTY FIVE THOUSAND AND NO/100- ---------- ($ 135,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s, the receipt of which is hereby acknowledged, I, SANDRA LEE GILLIAM, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto EDDIE SHANE HICKS AND WIFE, DANA M. HICKS hereinafter called the Grantee s, 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. 213 on the Plan of Belmont Land Company's Plan called Belmont Heights of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

SAID Lot No. 213 fronts 100.0 feet on the northerly side of Beechwood Avenue and runs back between lines, 189.3 feet on the easterly line and 188.7 feet on the westerly line to an alley on which it measures 100.0 feet.

BEING the same property conveyed to Sandra Lee Gilliam by deed from April Ingram, unmarried, of record in Book 7275, page 651, Register's Office for Davidson County, Tennessee.

12724
IDENTIFICATION REFERENCE

94 NOV 30 AM 9:12
REGISTER
DAVIDSON COUNTY, TN

This is improved property known as 1814 Beechwood Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE s, their heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEEs that she is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Belmont Heights of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind s herself , her heirs and representatives to warrant and forever defend the title to the said GRANTEE s , their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 23rd day of November, 19 94.

SANDRA LEE GILLIAM

LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SANDRA LEE GILLIAM, UNMARRIED, 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 official seal this 23rd day of November, 19 94.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

3140 11/30 0101 03CHECK 508.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9532 PG 73

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 135000.00
				CON TX 499.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 508.50
				CHECK 508.50
11/30/94	01			09:12 0001 8140

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12724
IDENTIF. ↑ REFERENCE

94 NOV 30 AM 9:12
REGISTER
DAVIDSON COUNTY, TN.

No. 858170