22461

IDENTIF. ↑ REFERENCE

SUB

The purpose of this re-recording is to correct the spelling of the Grantee's name.

This Instrument prepared by:
Stokes & Bartholomew, P.A.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

95 JAN -3 PM 3:12

FELIX [illegible], REGISTER
DAVIDSON COUNTY, TN.

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL
Warren O. Stone	Union Planters Bank	Map 43-13
318 Maple Street	401 Union Street	Parcel 194
Madison, TN 37115	Nashville, TN 37219	

BOOK 9562 PG 590

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, UNION PLANTERS BANK OF MIDDLE TENNESSEE, N.A., (formerly Union Planters National Bank) (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Warren O. ~~Stones~~ Stone, an unmarried person (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

RE-RECORD BOOK 9611 PG 69

Land in Davidson County, Tennessee, being Lot No. 5 of Block G on the Plan of Forest Park Subdivision, of record in Book 843, page 44, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Union Planters Bank of Middle Tennessee, N.A., (formerly Union Planters National Bank) by Successor Trustee Deed from Guilford F. Thornton, Jr., acting as Successor Trustee, as of record in Book 9458, page 903, Register's Office for Davidson County, Tennessee.

This is improved property known as 318 Maple Street, Madison, TN 37115.

The above conveyance is subject to the following:

1. Subject to Taxes for 1992, 1993 and 1994, which have been paid.
2. All matters as shown on the plan of record in Plat Book 843, page 44, 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 Grantee, Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein.

And Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 29th day of December, 1994.

UNION PLANTERS BANK OF MIDDLE TENNESSEE, N.A.

By: _____ Asst. V.P.
Sean D. Hart
Its: Assistant Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

RE-RECORD BOOK 9611PG 70

Personally appeared before me, the undersigned, a Notary Public of said county and state, Sean D. Hart with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he as the Assistant Vice President of Union Planters Bank of Middle Tennessee, N.A., 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, at office, this 29th day of December, 1994.

June E. Atkinson
NOTARY PUBLIC

JUNE E. ATKINSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 07/27/96

RE-RECORD
IDENTIF. REFERENCE
39294
95 MAR -3 PM 3:13
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 37,500.00 .

Warren A. Stone
Affiant

Subscribed and sworn to before me this 27th day of December, 1994.

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

NOTARY PUBLIC

My Commission Expires: June 20, 1996

7310 03/03 0101 03CHECK 8.00

3802 01/03 0101 03CHECK 147.75