BOOK 9658PG676

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36453
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Marianne Wilson 935 Rodney Drive Nashville, Tennessee 37205	Third National Bank In Nashville 201 Fourth Avenue North Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 115-1-7

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James Chris Cobbs and spouse, Catherine E. Cobbs,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Marianne Wilson, a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 45 on the plan of Brook Meade Addition-Section 2, of record in Book 2663, page 59, Register's Office for said County.

SAID Lot No. 45 fronts 161 feet on the westerly margin of Rodney Drive and extends back 244.8 feet on the northerly line and 241.7 feet on the southerly line to a dead line in the rear, measuring 160.2 feet thereon.

BEING the same property conveyed to James Chris Cobbs and wife, Catherine E. Cobbs by deed from Edward Neese and wife, Lisa Neese of record in Book 8136, page 138, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This instrument is executed on behalf of James Chris Cobbs by Catherine E. Cobbs as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 935 Rodney Drive, Nashville, Tennessee 37205

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 heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of April, 1995.

James Chris Cobbs, By: Catherine E. Cobbs, Atty-In Fact

James Chris Cobbs, By: Catherine E. Cobbs, Atty-In-Fact

Catherine E Cobbs

Catherine E. Cobbs

State of Tennessee
County of Davidson

On this 28th day of April, 1995, before me the undersigned authority, personally appeared **Catherine E. Cobbs**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/96

My Commission Expires:

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 129900.00

Lisa Biggers

Affiant

Sworn and subscribed before me on the 28th day of April, 1995.

WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/96

My Commission Expires:

Notary Public

95 MAY -1 AM 10:22

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

56201

IDENTIF. & REFERENCE

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 **Catherine E. Cobbs**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **James Chris Cobbs**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 28th day of April, 1995.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires 9/16/95

EXHIBIT "A"
To
WARRANTY DEED

FROM: James Chris Cobbs and Catherine E. Cobbs

TO: Marianne Wilson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Catherine E Cobbs
Catherine E. Cobbs, Affiant

Sworn to and subscribed before me this

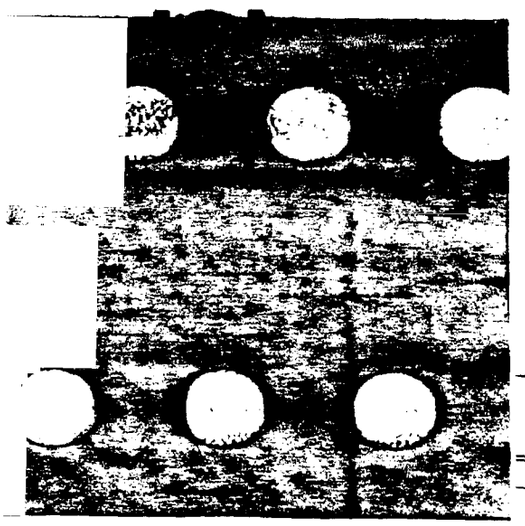
28th day of April, 1995.

Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires 9/16/95

5991 05/01 01:01 03CHECK 493.63



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

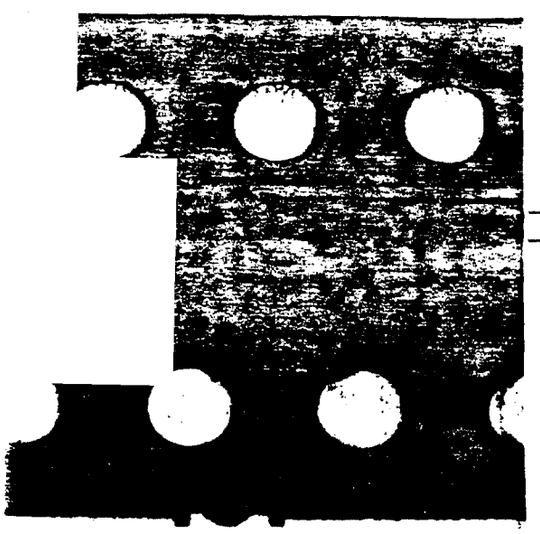
RECEIVED OF _____

FOR _____

BOOK 9658 PG 679

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 129900.00
CON TX 480.63
PRFEE 1.00
WDEED 12.00
TOTAL 493.63
CHECK 493.63

05/01/95 01 10:23 0001 5991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56201
IDENTIF. ↑ REFERENCE

95 MAY -1 AM 10: 22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 905419