BK 9840 233

WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Woodard, Lincoln & Cron
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $ 8,000.00

Nicholas F Martin
Affiant

Sworn to and subscribed before me on this the 23 day of April, 1995.

Curtis M. Lincoln
NOTARY PUBLIC
My Commission Expires: 8-12-97

MORTGAGEE:

FIRST UNION NATIONAL BANK
169 East Main Street
Hendersonville, TN 37075

Address New Owner: Send Tax Bills to: Map-Parcel

53-8 17

Mr./Mrs. William P. Jones Same Field Book

P.O. Box 738 LW01845

Hendersonville, TN 37075

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **M & S PROPERTIES, a Tennessee Partnership composed of Wayne Stevens and Nicholas Martin**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **WILLIAM P. JONES and wife, SUSAN L. JONES**, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LOT No. 8 in Block 14, as shown on the Plan of Dabbs & Elliott's Subdivision No. 2 at Dupontonia (now Lakewood), Old Hickory, Tennessee, of record in Plat Book 547, at Page 127, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to M & S PROPERTIES, a Tennessee Partnership composed of Wayne Stevens and Nicholas Martin by Deed from EUGENE E. BRIZENDINE and wife, ESTELLE E. BRIZENDINE of record in Deed Book 9538, Page 723, Register's Office for Davidson County, TN.

The said GEORGIA STEVENS joins in this conveyance to convey any interest she may have in said real property by reason of her marriage to Wayne Stevens.

The said SANDRA MARTIN joins in this conveyance to convey any interest she may have in said real property by reason of her marriage to Nicholas Martin.

This is (improved/unimproved) property known as 24th Street, Old Hickory, Tn 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we 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 number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS (my/our) hand(s) this the 23 day of October, 1995, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

WAYNE STEVENS, Individually and
as partner in M & S Properties

NICHOLAS MARTIN, Individually and
as partner in M & S Properties

GEORGIA STEVENS

SANDRA MARTIN

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, GEORGIA STEVENS and SANDRA MARTIN, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 23 day of October, 1995.

NOTARY PUBLIC

My Commission Expires: 8-12-99

STATE OF TENNESSEE

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COUNTY OF SUMNER

Before me, undersigned, of the state and county aforementioned, personally appeared, WAYNE STEVENS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a partner of M & S PROPERTIES, the within named bargainor, a partnership, and that such person, as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by such person as partner.

Witness my hand and seal this 23 Day of October, 1995.

Curtis M. Lunsford
NOTARY PUBLIC

My Commission Expires: 8-12-97

STATE OF TENNESSEE

COUNTY OF SUMNER

Before me, undersigned, of the state and county aforementioned, personally appeared, NICHOLAS MARTIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a partner of M & S PROPERTIES, the within named bargainor, a partnership, and that such person, as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by such person as partner.

Witness my hand and seal this 23 Day of October, 1995.

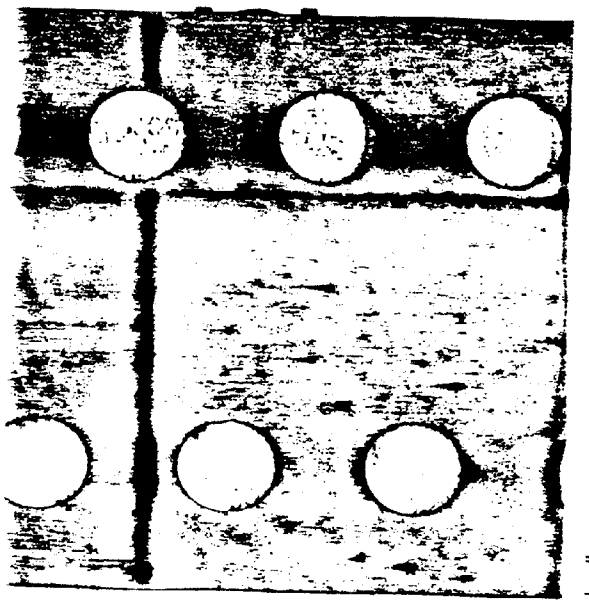
Curtis M. Lunsford
NOTARY PUBLIC

My Commission Expires: 8-12-97

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.
95 OCT 27 PM 12:03

0116519

PICK-UP



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

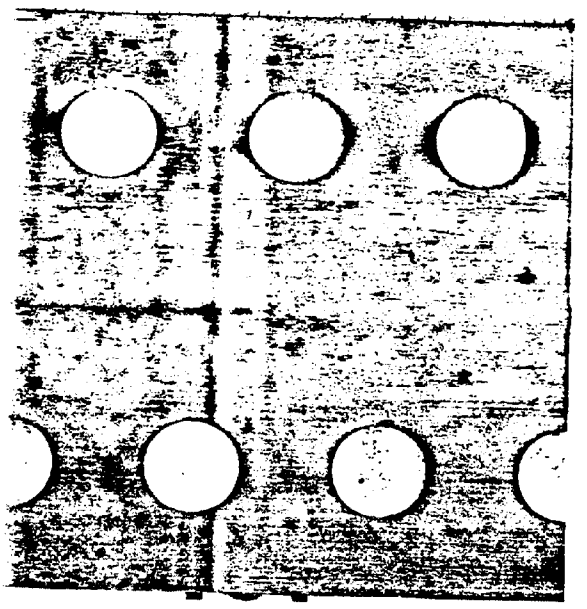
RECEIVED OF _____

FOR _____

BOOK 9840 PG 242

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



DAMT	3000.00
DON TX	29.60
PRFEE	1.00
MDEED	12.00
TOTAL	42.60
CHECK	42.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 1427

01116519
IDENTIFICATION REFERENCE

95 OCT 27 PM 12:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 970096