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

BOOK 9972 PG 468

ADDRESS NEW OWNER:
Billy H. Meeks and Anna Lisa Meeks
6180 Eatons Creek Road
Joelton, TN 37080

SEND TAX BILL:
To Owner

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

MAP AND PARCEL:
MAP 83-13
GROUP
PARCEL 127

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Mary Fox and husband Leo Fox, and Thomas Howard Nokes, and wife, Tammy B. Nokes, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Billy H. Meeks and wife, Anna Lisa Meeks, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being the southerly 107 feet of Lot No. 93 on the Plan of East Edgefield, as of record in Book 21, page 147, Register's Office for Davidson County, Tennessee.
>
> Said part of Lot No. 93 fronts 50 feet on the north side of Lillian Street and runs back between parallel lines 107 feet to a dead line.
>
> Being the same property conveyed to Howard G. Nokes, by deed from Eddie D. Chrisman and wife, Faye Chrisman, of record in Book 4773, page 879, Register's Office for Davidosn County, Tennessee. The said Howard G. Nokes having since died intestate and title vested in his heirs at law, Mary Elizabeth Nokes, Mary Fox and Thomas Howard Nokes (see Affidavit of Heirship of record in Book 8050, page 191, Register's Office for Davidson County, Tennessee); the said Mary Elizabeth Nokes having since died intestate vesting title to her interest in above described property in Mary Fox and Thomas Howard Nokes, her heirs at law. **The said Thomas Howard Nokes and Thomas H. Nokes are one and the same person.**

This is improved property known as 1109 Lillian Street, Nashville, TN 37206.

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 1996 Metropolitan Government Property taxes and subsequent years thereafter.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Billy H. Meeks and wife, Anna Lisa Meeks, their heirs and assigns, forever; and we, Mary Fox and husband Leo Fox, and Thomas

Howard Nokes, and wife, Tammy B. Nokes, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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Witness our hands this the 6th day of March, 1996.

Mary Fox
Mary Fox

Leo Fox
Leo Fox

Thomas Howard Nokes BY Leo Fox P.O.A.
Thomas Howard Nokes
By: Leo Fox, Attorney-In-Fact

Tammy B. Nokes BY Leo Fox P.O.A.
Tammy B. Nokes
By: Leo Fox, Attorney-In-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Mary Fox and husband Leo Fox, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 6th day of March, 1996.

June E. Atkinson
NOTARY PUBLIC

My Commission Expires: 07/27/96

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 Leo Fox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Thomas Howard Nokes and wife, Tammy B. Nokes as their Attorney-In-Fact, as the free act and deed of the within named Thomas Howard Nokes and wife, Tammy B. Nokes.

June E. Atkinson
NOTARY PUBLIC

My Commission Expires:
07/27/96

BOOK 9972PG470

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 33,000.00.

AFFIANT

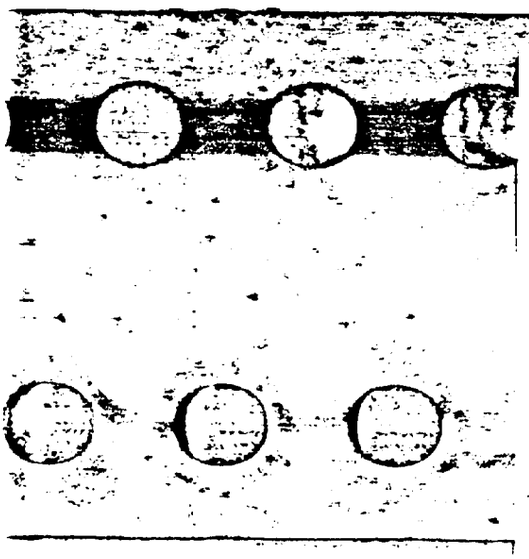
Subscribed and sworn to before me
this 6th day of March, 1996.

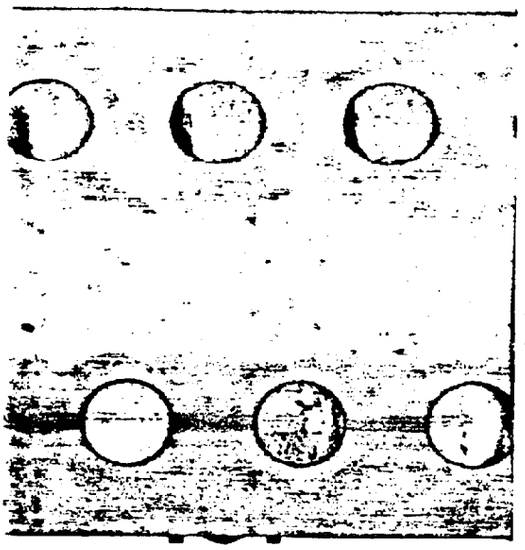
NOTARY PUBLIC
My Commission Expires: 07/27/96

6038 03/07 0101 030CHECK 135.10

0157924
IDENTIF. & REFERENCE

96 MAR -7 PM 2:14
FELIX Z. [illegible]
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9972 PG 471

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	33000.00
CON TX	122.10
PRFEE	1.00
MDEED	12.00
BY BANK	135.10
CHECK	135.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/07/96 01 14:15 0001 6036

0157924
IDENTIF. # REFERENCE

96 MAR -7 PM 2:14
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1014144