File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

BOOK 10339 PG 142

#14365

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
JOHN S. HICKS (NAME)	NEW OWNER (NAME)	116=10
225 Deer Park Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	63
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	BM6735

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, FRANCES BERRY HUTCHISON, DEVISEE UNDER THE LAST WILL AND TESTAMENT OF FRANK A. BERRY, SR. HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN S. HICKS AND WIFE, JACQUELINE J. HICKS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 1 on the Plan of The Subdivision of Lots 24, 25 and 26 and parts of Lot 27 and 28 in A.M. Bransfords Subdivision in Bellemeade, as of record in Plat Book 547, page 104, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Frank A. Berry by Installment deed from Elizabeth B. Dyer and husband, Art J. Dyer of record in Book 1307, page 271, said Register's Office. Frank A. Berry has since died and devised said property to Frances Berry Hutchison by Will of record in Will Book 84, page 346, Probate Court for Davidson County, Tennessee. The said Frank A. Berry being one and the same as Frank A. Berry, Sr.

This conveyance is made subject to: (1) 1997 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 5996, page 297; and (3) All matters appearing on the Plan of record in Plat Book 547, page 104, said Register's Office.

IDENTIFICATION REFERENCE

97 FEB -4 AM 10:38

REGISTER
DAVIDSON COUNTY, TN.

2960 02/04 0101 03CHECK 2044.00

unimproved ( )
This is improved (XX) property, known as 225 Deer Park Circle, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of January 19 97

Frances Berry Hutchison
FRANCES BERRY HUTCHISON, DEVISEE

BOOK 10339 PG 143

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRANCES BERRY HUTCHISON, DEVISEE

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 30th day of January, 19 97.

My commission expires 4/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ 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 _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 550,000.00

John S. Hicks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January, 19 97.

MY COMMISSION EXPIRES: 1/30/97
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
FRANCES BERRY HUTCHISON,
DEVISEE

TO
JOHN S. HICKS AND WIFE,
JACQUELINE J. HICKS

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 110 The Paddock
229 Ward Circle
PO Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10339 PG 144

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	
				550000.00
			CON TX	2035.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	2044.00
			CHECK	2044.00
02/04/97	01	10:42	0001	2960

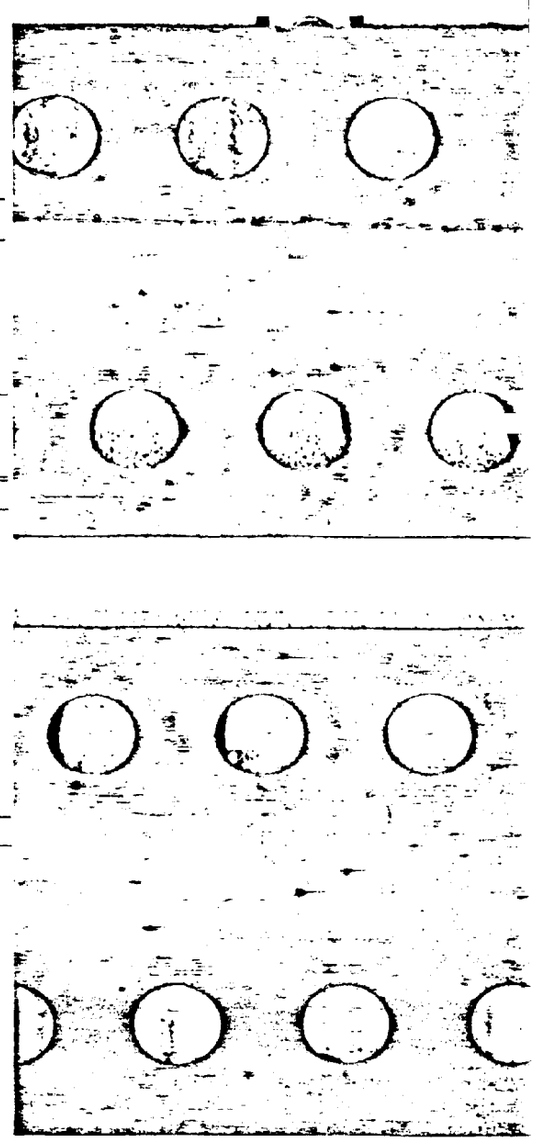
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0269933

IDENTIF. & REFERENCE

97 FEB -4 AM 10:38

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



No. 1113479