BOOK 10917 PG 851

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(36639)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Pamela Robichaux
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April, 19 98

Notary Public

MY COMMISSION EXPIRES: 1/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sharon L. Robichaux	Century Mortgage Corp.	71-16-6
(NAME)	(NAME)	
1309 North 5th Street	Two International Dr., Suite 507	12DA-43822
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, Tennessee 37217	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, Estate of Nicie Lee Thomas BY WAYNE WELLINGTON REEVES AND MARY PILLOW, CO-EXECUTORS HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sharon L. Robichaux AND HUSBAND, FREDDIE J. ROBICHAUX, SR. 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 north 50 feet of the northerly 100 feet of the westerly 143 feet of a lot marked "Widow Brown's Lot", as shown on the Plan of the Subdivision of the Joe Brown Estate, as of record in Book 843, Page 107, Register's Office for said County.

Said part of said lot fronts 50 feet on the easterly side of North 5th Street and runs back between parallel lines, 143 feet to a dead line.

BEING the same property conveyed to Nicie Lee Thomas by deed from Van H. Phillips and wife, Mildred L. Phillips of record in Book 3991, Page 738, Register's Office for Davidson County, Tennessee.

The said Nicie Lee Thomas has since died. (SEE 98P 646, PROBATE CT. OF DAVIDSON COUNTY FOR WILL AUTHORIZING SALE BY EXECUTORS)
The foregoing is the same legal description as appears in the previous deed of record.

3226 05/06 0101 03CHECK 216.20

unimproved ( )
This is improved (X) property, known as 1309 North 5th Street, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, 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 hand this 29th day of April, 19 98

X Wayne Wellington Reeves Co-Executor
Estate of Nicie Lee Thomas

X Mary Pillow Co. - Executor

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 ~~Estate of Nicie Lee Thomas~~ WAYNE WELLINGTON REED AND MARY PILLOW CO-EXECUTORS OF THE ESTATE OF NICIE LEE THOMAS, DECEASED, the bargainor, 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 for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of April, 19 98.

Commission expires 11/28/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

0434119

IDENTIFICATION REFERENCE

98 MAY -6 AM 7:48

REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 10917 PG 853

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 56000.00
				CON TX 207.20
				PRFEE 1.00
				WDEED 8.00
				TOTAL 216.20
				CHECK 216.20
05/06/98	01			07:51 0001 3226

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

043119
IDENTIF. & REFERENCE

98 MAY -6 AM 7:48

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1289284