RECORD & RETURN TO:
FILE BOX 36

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/17/02 16:20 2pgs
Fees:13.00 Taxes:822.88

20021017-0127999

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $222,400.00

Bobbie Causey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16th DAY OF August 2002.

NOTARY PUBLIC

My Commission Exp: 3/23/06

THIS INSTRUMENT WAS PREPARED BY:
J. Michael Morgan, Esq.
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #18560SP

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL
Christopher W. Stokes Ziomara Stokes 220 Trace Park Court West Nashville, TN 37221	Union Planters Bank, N.A. 7130 Goodlett Farms Parkway Cordova, Tennessee 38018	155-16-A-78

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Thomas Wright Nabors, III and wife, Lesley K. Nabors, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto Christopher W. Stokes and wife, Ziomara Stokes, hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Traceside, Section 2, of record in Book 7900, pages 980 and 981, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Thomas Wright Nabors, III and wife, Lesley K. Nabors, by Deed from Stuart L. Uselton and wife, Cindy Uselton, of record as Instrument No. 20010104-0001372 in the Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2002 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and
2. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property; and
3. Subject to matters shown on plan of record in Book 7900, pages 980 and 981, in the Register's Office for Davidson County, Tennessee; and
4. Subject to matters shown on plan of record in Book 7900, pages 980 and 981, in the Register's Office for Davidson County, Tennessee; and
5. Charter of Traceside Homeowners' Association of record in Book 9668, page 894, in said Register's Office; and
6. By-Laws of record in Book 9668, page 899, in said Register's Office; and
7. Dedication of common area of record as Instrument No. 200003290031454 in said Register's Office; and
8. Landscape Agreement of record in Book 10355, page 859, in said Register's Office; and

9. Quitclaim Deed for common areas of record as Instrument No. 200003290031450 in said Register's Office; and
10. Rights of others in and to the common areas; and
11. Subject to the lien for special assessments contained in the Declaration of Covenants, Conditions and Restrictions, and By-Laws.

This property is also known as improved property located at 220 Trace Park Court West, Nashville, TN 37221.

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 GRANTORS do covenant with the said GRANTEES that they are lawfully seized 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; and GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 our hands this 16th day of August, 2002.

Thomas Wright Nabors, III

Lesley K. Nabors

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On 8/16, 2002, before me personally appeared Thomas Wright Nabors, III and Lesley K. Nabors 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 that (s)he executed the same as his/her free act and deed.

Witness my hand and official seal this 16th day of August, 2002.

NOTARY PUBLIC

My Commission Expires 3/23/06

STEPHANIE G. PORTER NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TENN.