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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 31,250.00 George D. Richards Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF SEPTEMBER, 19 76

John V. Adams Notary Public

MY COMMISSION EXPIRES: 3-8-80

(AFFIX SEAL)

JOHN V. ADAMS * NOTARY PUBLIC * DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George D. Richards (NAME)	Commerce Union Bank (NAME)	162
116 Robert Yoest Drive (STREET ADDRESS OR ROUTE NUMBER)	Parkway Towers, Suite 2114 (STREET ADDRESS)	112 * STA
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37219 (CITY) (STATE) (ZIP)	5DU 55525

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, WE, Standard Development Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George D. Richards et ux Margaret Richards

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 Lot No. 61 on the plan of Bess Estates, Section II, of record in Book 4675, page 5, Register's Office for said County.

SAID Lot No. 61 fronts 75.33 feet on the easterly margin of Robert Yoest Drive and extends back 133.17 feet on the southerly line and 136.04 feet on the northerly line to a dead line in the rear, measuring 75.39 feet thereon.

BEING part of the same property conveyed to Standard Development Corporation by deed from Josephine Yoest Bess and husband, M. R. Bess, of record in Book 4664, page 787, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) property, known as 116 Robert Yoest Drive (House Number) (Street) Antioch, Tennessee 37013 (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 10TH day of SEPTEMBER, 19 76

STANDARD DEVELOPMENT CORPORATION

By: T. P. Stephens, Jr. Pres.

T. P. Stephens, Jr.
President

STATE OF TENNESSEE
Davidson County

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

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared T. P. Stephens, Jr. and _____ with whom I am personally acquainted and who upon (his oath) ~~(their several oaths)~~ acknowledged (himself) ~~(themselves)~~ to be the President and _____ respectively of the Standard Development Corporation the within named bargainor, a corporation, and that (he) ~~(they)~~ as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said T. P. Stephens, Jr. as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 10TH day of SEPTEMBER, 19 76.

My commission expires 3-8-80

_____
Notary Public

JOHN V. ADAMS ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN. ★ STATE AT LARGE

WARRANTY DEED

FROM
Standard Development Corporation

TO
George D. Richards

D 6 7 6 0 6

IDENTIF. REFERENCE

Sep 13 1 16 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.
WILKINS, ADAMS & WEEMS ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219
Row 1 - Box 8

SEP 13 76	CONV	31,250.00			
SEP 13 76	S'TAX		B★	81.12	
SEP 13 76	PR'FEE		B★	.50	
SEP 13 76	W'DEED		B★	4.00	★ 85.62