STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,600.00

T. Dwain Hibdon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th DAY OF May 19 89

Evelyn D. Wright
Notary Public Evelyn D. Wright

MY COMMISSION EXPIRES: January 23, 1993

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
**VICKY V. KLEIN, ATTORNEY — 405 Two Mile Pike — Goodlettsville, Tennessee 37072**

| NAME | | ADDRESS | | | |
|---|---|---|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS | | SEND TAX BILLS TO MORTGAGEE | | | MAP-PARCEL NUMBERS |
| T. DWAIN HIBDON | | Statesman Mortgage Company | | | MAP 42-3 |
| (NAME) | | (NAME) | | | |
| 902 WOODS LAKE DRIVE | | 405 Sixth Avenue | | | PARCEL 15 |
| (STREET ADDRESS OR ROUTE NUMBER) | | (STREET ADDRESS) | | | |
| MADISON, TN 37115 | | Des Moines, Iowa 50306 | | | 11D 32810 |
| (CITY) | (STATE) (P O 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, HERBERT RUBY, JR. and wife, VERNA MARIE RUBY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO T. DWAIN HIBDON and wife, CARYN S. HIBDON

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. 33 on the Plan of Primrose Acres which is of record in Book 2663, pages 106 & 107, Register's Office for Davidson County, Tennessee and described as follows:

Said Lot No. 33 fronts 130 feet on the southerly side of Woods Lake Drive and extends back 245.5 feet on the easterly line and 238 feet on the westerly line to a dead line, measuring 130.2 feet thereon.

Being the same property conveyed to Herbert Ruby, Jr., and wife, Verna Marie Ruby, by deed of record in Book 4405, page 673, Register's Office for Davidson County, Tennessee.

36645

May 30 10 17 AM '89

0617 05/30 0101 03CHECK 222.98

This is unimproved ( ) improved (XX) property, known as 902 WOODS LAKE DRIVE, MADISON, TN 37115
(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 heir 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 covey 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 our hand s this 25th day of May, 19 89

Verna Marie Ruby
VERNA MARIE RUBY

Herbert Ruby Jr.
HERBERT RUBY, JR.

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 ~~HERBERT RUBY, JR. and wife, VERNA MARIE RUBY~~

the bargainor S, with whom I am personally acquainted, and who acknowledged that ~~they~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 25th day of May, 1989

Commission expires January 23, 1993

Evelyn D. Wright
Notary Public

Evelyn D. Wright

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) 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

WARRANTY DEED

FROM

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7851 PAGE 419

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 65600.00 |
| CON TX | 216.48 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 222.98 |
| CHECK | 222.98 |

05/30/89 01 10:18 0001 0617

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36645

IDENTIFICATION

MAY 30 10 17 AM '89

No. 213983