FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Donald R Rickards
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 19 89

Notary Public

MY COMMISSION EXPIRES: January 21, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Jr., Atty, 2815 Lebanon Road, Suite 201, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald R. Rickards (NAME)	Statesman Mortgage Company (NAME)	148-16-92
917 Preston Court (STREET ADDRESS OR ROUTE NUMBER)	405 Sixth Avenue (STREET ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Des Moines, Iowa 50306 (CITY) (STATE) (ZIP)	

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 Jake Hand, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald R. Rickards and wife, Margaret L. Rickards

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. 12 on the Plan of Hazelwood Section 21 of record in Book 6200, page 595, Register's Office for said County

Said Lot No. 12 fronts 35.66 feet on the southerly margin of Preston Court and extends back 109.14 feet on the westerly line and 149.62 feet on the easterly line to a broken rear line measuring 172.68 feet thereon.

Being the same property conveyed to Jake Hand by deed from Robin J. York and wife, Debra D. York of record in Book 7915, page 119, Register's Office for Davidson County, Tennessee.

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

9.1.0.9.1.

IDENTIFICATION

Dec 21 11 56 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

6903 12/21 0101 03CHECK 244.60

This is unimproved ( ) improved (X) property, known as 917 Preston Court, Antioch, Tennessee 37013
(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 18th day of December, 19 89

Jake Hand
Jake Hand

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of December 19 89

Commission expires January 21, 1990

Notary Public

STATE OF TENNESSEE
Davidson County

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, a corporation, and that (he / they) as such 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 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

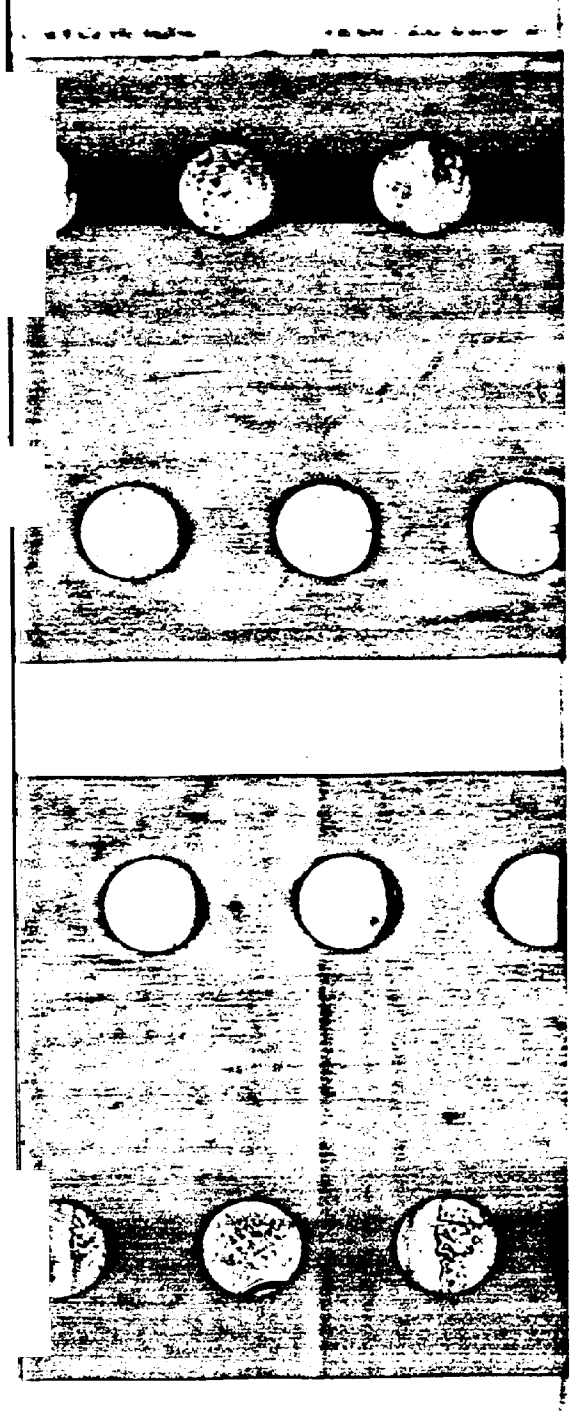
My commission expires

Notary Public

WARRANTY DEED

FROM
Jake Hand

TO
- Donald R. Rickards
Margaret L. Rickards



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8009 PAGE 859

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	72000.00
CON TX	237.60
PRFEE	1.00
WDEED	6.00
TOTAL	244.60
CHECK	244.60

12/21/89 01 11:57 0001 6903

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9: 1: 0: 9: 1:

IDENTIFICATION REFERENCE

DEC 21 11 56 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 278036