2.41

BOOK 8026 PAGE 396

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

x [signature] Richards
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th DAY OF January

[signature]
Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Norman Howard Richards (NAME)	First Tennessee Bank National Association (NAME)	121-00-0
1744 Reynolds Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1000, Dept. 47 (STREET ADDRESS)	168.00
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38148 (CITY) (STATE) (ZIP)	02DX 00037

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, Theodore Kent Keith, Jr. and wife, Teresa Jane Keith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Norman Howard Richards and wife, Bessie Nell 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 the Second Civil District of Davidson County, Tennessee, beginning on the side of Reynolds Road at a point 210 feet north of Buford Goodman's northwest corner; thence in an easterly direction 316 feet to a wire fence; thence in a northerly direction 100 feet to a Hackberry tree; thence in a westerly direction 314 feet to an iron pin in the easterly margin of Reynolds Road; thence in a southerly direction in the easterly margin of the said Reynolds Road, 137 feet to the point of beginning.

Being the same property conveyed to Theodore Kent Keith, Jr. and wife, Teresa Jane Keith by deed of record in Book 5936, Page 182, Register's Office for Davidson County, Tennessee.

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

9.6.6 2 3.

IDENTIFICATION REFERENCE

JAN 16 3 00 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3386 01/16 0101 03CHECK 195.10

This is improved ( ) unimproved (XX) property, known as 1744 Reynolds Road, Nashville, TN 37214
(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 our hand this 11th day of January, 19 90

Theodore Kent Keith, Jr.

Teresa Jane Keith

STATE OF New Hampshire
Rockingham County

Personally appeared before me, the undersigned Alma P. Lirette, a Notary Public in and for said County and State, the within named Theodore Kent Keith, Jr. and wife, Teresa Jane Keith

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Atkinson, NH, this 11th day of January, 19 90.

Alma P. Lirette
Notary Public

Commission Expires 5/24/94

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

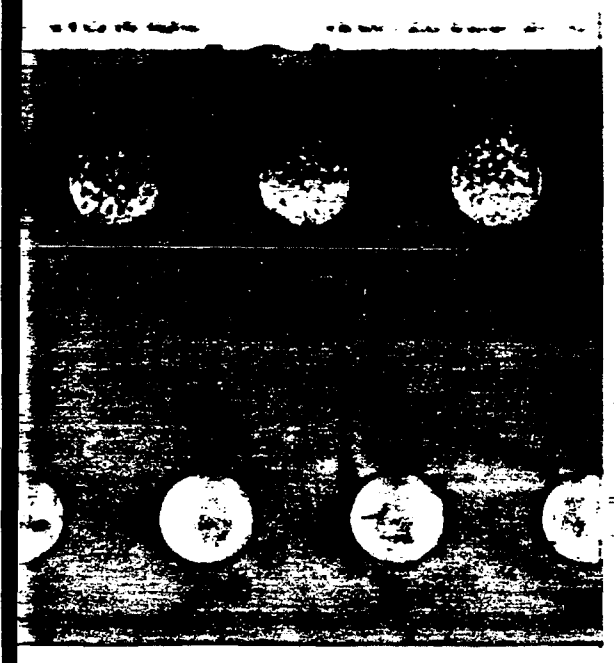
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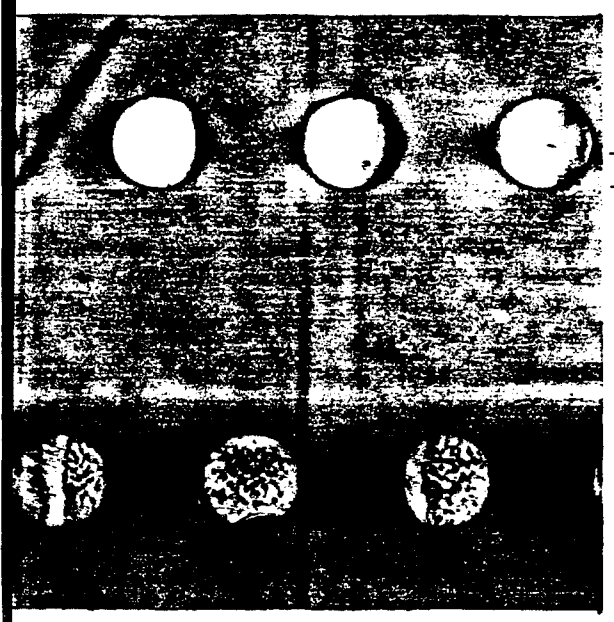
Theodore Kent Keith, Jr. and wife, Teresa Jane Keith

TO

Norman Howard Richards and wife, ~~Bessie Nell Richards~~

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	57000.00
CON TX	188.10
PRFEE	1.00
WDEED	6.00
TOTAL	195.10
CHECK	195.10

01/16/90 01 15:00 0001 3386

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 6 6 2 3

IDENTIFT REFERENCE

JAN 16 2 58 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 284492