BOOK 8304 PAGE 848

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 64,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF February 19 91

Notary Public

MY COMMISSION EXPIRES: 3-14-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Samuel H.Lester (NAME)	Security Financial & Mortgage (NAME)	MAP 141-11-A
1428 Rice Hill Circle (ADDRESS)	12444 Powerscourt Drive (ADDRESS)	PARCEL 79
Antioch, Tn 37013 (CITY) (STATE) (ZIP)	St. Louis, Missouri 63131 (CITY) (STATE) (ZIP)	2DX 8088

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, Kenneth S. Victory, a married person, and wife Gail C. Victory

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel H.Lester and wife, Dawn L. Lester

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. 79 on the Plan of Rice Hill, Phase 3, as of record in Book 6400, Page 292, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Kenneth S. Victory, a married person, by deed from Victory Builders, Inc. of record in Book 8145, Page 993, Register's Office for Davidson County, Tennessee.

GAIL C. VICTORY wife of KENNETH S. VICTORY joins in this warranty deed for the sole purpose of conveying any marital rights which she may have in and to said property.

9734U

IDENTIF. REFERENCE

Mar 6 1 35 PM '91

DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 1428 Rice Hill Circle, Antioch, Tn 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 22nd day of February, 19 91

Kenneth S. Victory

Gail C. Victory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth S. Victory, a married person and wife Gail C. Victory

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of February, 19 91

Commission expires 3-11-91

Notary Public

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

Kenneth S. Victory

TO

Samuel H.Lester and wife, Dawn L. Lester

RETURN TO:

Saturn & Mazer, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

1460 33/06 0101 03CHECK 221.17

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 64900.00
				CON TX 214.17
				PRFEE 1.00
				WDEED 6.00
				TOTAL 221.17
				CHECK 221.17
03/06/91		01		13:36 0001 1460

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97340

IDENTIF. REFERENCE

MAR 6 1 35 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 402281