This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9724PG546

ADDRESS NEW OWNER:
Bud James Rice and Gwendolyn Rice
350 Rayon Drive
Old Hickory, Tennessee 38138

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 44-5
GROUP
PARCEL 11

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Timothy W. McDonald, an unmarried person, also known as Timothy Wade McDonald, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Bud James Rice and wife, Gwendolyn Rice, 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. 106 on the map of the Subdivision of Rayon City Development Company, of record in Plan Book 843, page 13, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 106 fronts 50 feet on the southerly side of Rayon Drive and runs back 105 feet between parallel lines to a dead line and measures 50 feet on its rear margin.
>
> Being the same property conveyed to Timothy W. McDonald, and wife, Carol E. McDonald by deed from Santiago Gopmez and wife, Ana Maria Gomes, as of record in Book 7626, page 396, Register's Office for Davidson County, Tennessee. Carol E. McDonald having since conveyed her interest by Quitclaim Deed to Timothy Wade McDonald, of record in Book 9544, page 467, pursuant to final decree of divorce from Davidson County Circuit Court Case #94D2955.

This is improved property known as 350 Rayon Drive, Old Hickory, TN 38138.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1995 Metropolitan Government property taxes and subsequent years thereafter.
2. All matters shown on the Plan of record in Book 843, page 13, in said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bud James Rice and wife, Gwendolyn Rice, their heirs and assigns, forever; and I, Timothy W. McDonald, an unmarried person,

also known as Timothy Wade McDonald, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 9724 PG 547

Witness my hand this the 28th day of June, 1995.

Timothy W. McDonald
also known as Timothy Wade McDonald

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

8759 07/07 0101 03CHECK 212.50

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Timothy W. McDonald, an unmarried person, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 28th day of June, 1995.

NOTARY PUBLIC

My Commission Expires: 07/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 55,000.00.

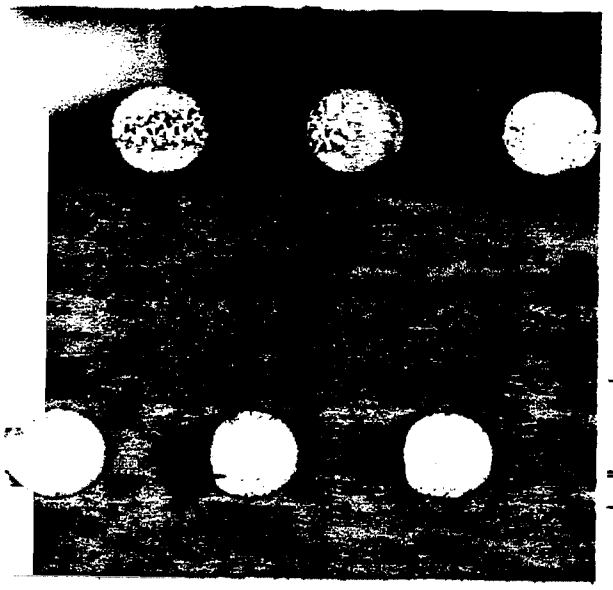
AFFIANT

Subscribed and sworn to before me this 28th day of June, 1995.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: 7/20/1996

0076927
IDENTIF. & REFERENCE
95 JUL -7 AM 9:38
X.Z. MALOUCHI REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

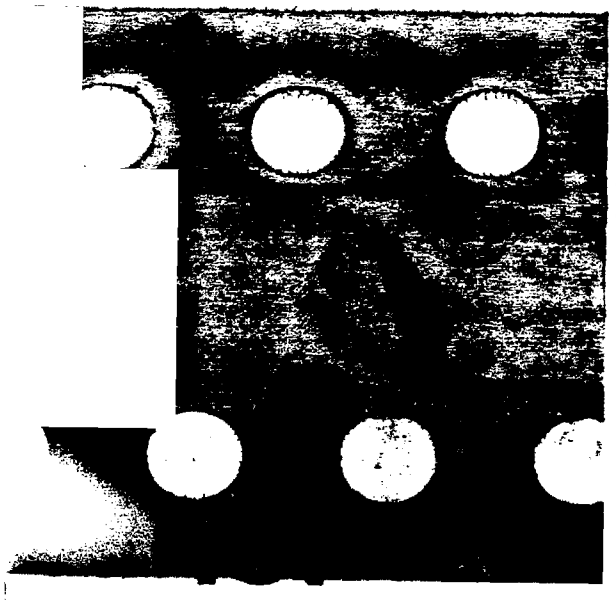
RECEIVED OF _____

FOR _____

BOOK 9724 PG 548

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 55000.00
CON TX 203.50
PRFEE 1.00
WDEED 8.00
TOTAL 212.50
CHECK 212.50

07/07/95 01 09:40 0001 8759

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0076927
IDENTIF. ↑ REFERENCE

95 JUL -7 AM 9:38

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 927897