PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

page 10732:334

W & I Ref: (sk) Title No: 39494
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Beverly Wilson 4202 Kirtland Road Nashville, TN 37215	Regional Investment Company d/b/a RIC Mortgage 9221 Ward Parkway, Ste-300 Kansas City, MO 64114

TAX MAP-PARCEL NUMBERS: 131-02-146

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 181,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles Alan Lancaster, Suzanne Alaine (Lancaster) Henderson, Marilyn Louise (Lancaster) Coleman, Linda Rose Lancaster and William Maxwell Lancaster,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Beverly Wilson, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 2, Block 3, on the plan of Overton Hills of record in Plat Book 843, Page 66, Register's Office for said County.

SAID Lot No. 2 of Block 3 fronts 100 feet on the southeasterly margin of Kirtland Avenue and extends back between parallel lines 200 feet to a dead line in the rear.

BEING the same property conveyed to C. Maxwell Lancaster and wife, Marie Alaine Lancaster by deed from Lloyd E. Gale and wife, Gladys Fisher Gale of record in Book 3428, Page 257, Register's office for said County. The said C. Maxwell Lancaster and Marie Alaine Lancaster have both since died, with C. Maxwell Lancaster predeceasing Marie Alaine Lancaster. The will of Marie Alaine (Sullivan) Lancaster of record in Will Book 212, Page 397, Probate Court Clerks Office for Davidson County, Tennessee, devised subject property to Charles Alan Lancaster, Suzanne Alaine (Lancaster) Henderson, Marilyn Louise (Lancaster) Coleman, Linda Rose Lancaster and William Maxwell Lancaster. Letters Testamentary of record in Minute Book 416, Page 486, Probate Court Clerks Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This conveyance is subject to License Agreement as to use of driveway of record in Book 3253, Page 539, said Register's Office.

This is improved property, known as: 4202 Kirtland Road, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

BK/PG 10732:335

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 22nd day of December, 1997.

Charles Alan Lancaster
Charles Alan Lancaster

Linda Rose Lancaster
Linda Rose Lancaster

Suzanne Alaine Lancaster Henderson
Suzanne Alaine (Lancaster) Henderson

William Maxwell Lancaster
William Maxwell Lancaster

Marilyn Louise Lancaster Coleman
Marilyn Louise (Lancaster) Coleman

State of Tennessee
County of Davidson

On this 22nd day of December, 1997, before me the undersigned authority, personally appeared **Charles Alan Lancaster** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

On this 19th day of December, 1997, before me the undersigned authority, personally appeared **Suzanne Alaine (Lancaster) Henderson** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

On this 22nd day of December, 1997, before me the undersigned authority, personally appeared **Marilyn Louise (Lancaster) Coleman**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

BOOK 10732 PAGE 336

On this 22nd day of December, 1997, before me the undersigned authority, personally appeared **Linda Rose Lancaster** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

On this 22nd day of December, 1997, before me the undersigned authority, personally appeared **William Maxwell Lancaster**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 181500.00

Affiant

Sworn and subscribed before me on the 22nd day of December, 1997.

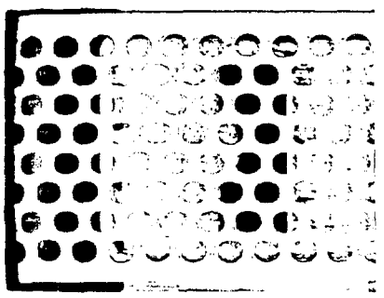
PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

4625 12/23 0101 03CHECK 684.55

97 DEC 23 PM 12:22
FELIX Z. HALDERMAN REGISTER
DAVIDSON COUNTY, TN.

INSTRUMENT # REFERENCE
01383255



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

RECEIVED OF _____

FOR _____

BOOK 10732 PG 337

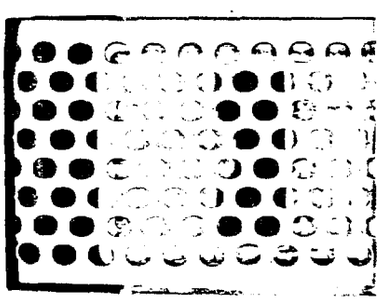
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
1B1500.00
CON TX 671.55
PRFEE 1.00
WDEED 12.00
TOTAL 684.55
CHECK 684.55

12/23/97 01 12:22 0001 4625

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



U383255
IDENTIFICATION REFERENCE

97 DEC 23 PM 12:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1235343