ADDRESS NEW OWNERS and
SEND TAX BILLS:
James A. Jensen and wife,
Jacqueline Jensen
1317 Rice Hill Circle
Antioch, TN 37013

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
149-110 A 51.00

**WARRANTY DEED** BOOK 10902 PG 455

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, MERWIN TERRY OLSON, hereinafter called GRANTOR, has this day bargained and sold and by these presents does transfer and convey to JAMES A. JENSEN and wife, JACQUELINE JENSEN, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Rice Hill, Phase III, of record in Book 6900, Page 797, Register's Office to which plan reference is hereby made for a more complete and accurate description.

Subject to restrictions of record in Book 6812, Pages 48 and 55, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Merwin Terry Olson by deed of record in Deed Book 10357, Page 11, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This property is commonly known as 1317 Rice Hill Circle, Antioch, Tennessee 37013.

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

AND THE GRANTOR covenants with the GRANTEES that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as herein provided.

THE GRANTOR further covenants and binds himself, his heirs, successors and assigns to warrant and defend the title to the said land to the GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

IN WITNESS WHEREOF, the GRANTOR has hereunto set his hands on this the 27 day of April, 1998.

Merwin Terry Olson
MERWIN TERRY OLSON

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, MERWIN TERRY OLSON, the within named 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 at office this 27 day of April, 1998.

NOTARY PUBLIC

My Commission Expires:
4/16/01

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE FERGUSON

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $112,000.00.

Jacqueline Jensen
AFFIANT

Subscribed to and sworn before me, this the 27 day of April, 1998.

NOTARY PUBLIC

My Commission Expires:
4/16/01

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE FERGUSON

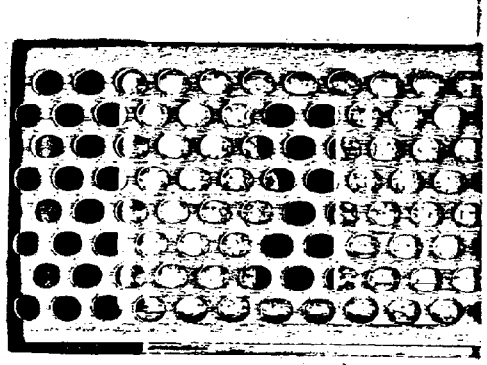
OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

0430230
IDENTIFICATION REFERENCE

98 APR 28 AM 8:25

REGISTER
DAVIDSON COUNTY, TN.

9133 04/28 0101 03CHECK 423.40



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

RECEIVED OF _____

FOR _____

BOOK 10902 PG 457

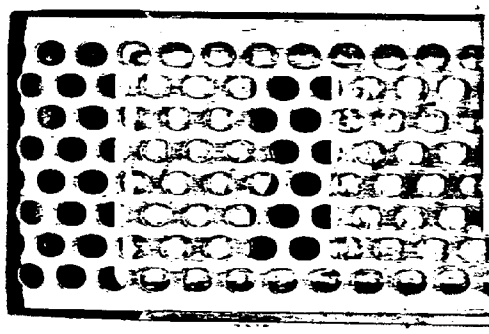
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 112000.00
CON TX 414.40
PRFEE 1.00
WDEED 8.00
TOTAL 423.40
CHECK 423.40

04/28/98 01 00:37 0001 7133

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



0430230
IDENTIF. & REFERENCE

98 APR 28 AM 8:25

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1285232