#5077
File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 6961 PAGE 671

Mortgagee:

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EDWARD HONICKER	CITICORP HOMEOWNERS INC.	Map 160-11-A
(NAME)	(NAME)	
5529 Hearthstone Lane	670 Mason Ridge Center Drive	Parcel 39
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, Tennessee 37027	St. Louis, Missouri 63141	FB# 6DU-81608
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, HOMES BY HERITAGE, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD HONICKER and wife, MARIE WELLS HONICKER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 39 on the Plan of Phases II, III, and IV, Heritage Heights, as of record in Plat Book 6250, pages 744 and 745, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Homes By Heritage, Inc. by deed from Joyce C. Rybolt, Trustee for 1975 Jefferson C. Pennington Trust and 1975 Thoma Guv Pennington, Trust, Jefferson C. Pennington, Jr., and Thomas Guv Pennington of record in Book 6608, Page 982, rerecorded in Book 6611, page 371, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Restrictions of record in Book 6730, page 329, amended in Book 6892, page 540; (2) Charter of record in Book 6704, page 373; (3) Easements of record in Book 4974, page 788; and (4) All matters appearing on the Plan of record in Plat Book 6250, pages 744 and 745, said Register's Office..

3611 IDENTIFICATION REFERENCE

AUG 28 8 17 AM '86 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 5529 Hearthstone Lane, Brentwood, Tennessee 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 26th day of August, 1986

HOMES BY HERITAGE, INC.
By: John David Carpenter
JOHN DAVID CARPENTER
VICE PRESIDENT

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STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HOMES BY HERITAGE, INC. 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 Brentwood, Tennessee, this 26th day of August, 1986.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared John David Carpenter with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him self to be Vice President of the Homes By Heritage, Inc., the within named bargainor, a corporation, and that as such Vice President being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Homes By Heritage, Inc. as such Vice President.

Witness my hand and official seal, at Brentwood, Tennessee this 26th day of August, 1986.

Judy L. Vincent Notary Public

Commission expires 9/9/89

JUDY L. VINCENT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $219,446-87

Edward Honicker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August, 1986.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

Notary Public

5213 WARRANTY DEED

FROM HOMES BY HERITAGE, INC.

TO EDWARD HONICKER and wife, MARIE WELLS HONICKER

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

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

219446.87- CAMT.
614.32 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 620.82-
521 8A08/28/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3611

IDENTIFICATION REFERENCE

Aug 28 8 17 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 288174