5445 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

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

BOOK 7057 PAGE 508

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: (MORTGAGEE)	MAP PARCEL NUMBERS
DAVID MCCRACKEN (NAME)	SEARS MORTGAGE CORPORATION (NAME)	Map 104-13
214 Leonard Avenue (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	Parcel 81
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Lincolnshire, Illinois 60069 (CITY) (STATE) (ZIP)	FB# 26W-8445

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, IRENE A. TISDALE, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID MCCRACKEN, unmarried

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 part of the S. W. Berger Home Place, shown on the Map of Myrtlewood Subdivision, being Bransford Realty Company's Subdivision of the S. W. Berger Property, as of record in Book 547, page 106, Register's Office for said County, and being shown as lot No. 5 on the Map of R. K. Smith's Subdivision of said property, and shown on a copy of a plat which is of record in connection with a sewer line easement, in Book 1730, page 6, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 60 feet on the easterly side of Leonard Avenue and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Merlin E. Tisdale and wife, Irene A. Tisdale by deed from B. S. Homes, a Tennessee Corporation of record in Book 1782, page 515, said Register's Office. Merlin E. Tisdale and wife, Irene A. Tisdale have since conveyed their interest in said property to Irene A. Tisdale by deed of record in Book 2155, page 639, said Register's Office.

This conveyance is made subject to an easement of record in Book 1730, page 6, said Register's Office.

59008

IDENTIFICATION

DEC 3 10 27 AM '86

REGISTER
DAVIDSON COUNTY, TN

This is unimproved (XX) / improved ( ) property, known as 214 Leonard Avenue, Nashville, Tennessee 37205

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 24th day of November, 1986

~~IRENE A. TISDALE~~ Irene A. Tisdale

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 7057 PAGE 509

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named IRENE A. TISDALE, unmarried

the bargainor _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of November 19 86.

My commission expires 1/10/89 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

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

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 106,000.00

David McCracken
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF November 19 86

MY COMMISSION EXPIRES: 5-13-89 (AFFIX SEAL)

Catherine A. Norsworthy
Notary Public

WARRANTY DEED

FROM

IRENE A. TISDALE, unmarried

TO

DAVID MCCRACKEN, unmarried

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 _____

BOOK 7057 PAGE 510

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 9 0 0 6

IDENTIFICATION

Dec 3 10 27 AM '86

No. 18355