THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00253450

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William J. Hepler	Home Savings of America, F.A.	MAP 160-15A
(NAME)	(NAME)	
206 HEARTHSTONE MANOR LANE	P. O. BOX 7075	PARCEL 80
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
BRENTWOOD, TENNESSEE 37027	PASADENA, CA 91109	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------$10.00---------- *Dollars,*

Cash in hand paid by William J. Hepler and wife, Ruth E. Hepler and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

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RADNOR HOMES, INC.

have this day bargained and sold, and do hereby transfer and convey unto the said William J. Hepler and wife, Ruth E. Hepler

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Unit No. 80 on the Plan of Hearthstone Manor, Phase IV, as of record in Book 6250, page 990, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Radnor Nashville, Inc., by quitclaim deed from Radnor/Nashville Corporation, a Tennessee Corporation which deed is being recorded simultaneously herewith.

IDENTIFICATION REFERENCE
FEB 12 1 23 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $158,900.00

Subscribed and sworn to before me this the 30th *day of* January, 1987

Affiant 1/30/87

My commission expires: 7/18/87 *(Affix Seal)*

Notary Public

This is improved ( ) unimproved ( ) property, known as 206 HEARTHSTONE MANOR LN, BRENTWOOD, TN 37027
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hands this 30th *day of* January, 19 87, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

RADNOR HOMES, INC.

Richard A. Reed

RADNOR HOMES, INCORPORATED
ITS: ~~ASSISTANT~~ ~~SECRETARY~~
VICE PRESIDENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me _____, *a Notary Public in and for said County and State* _____

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

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

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me JOHN DAVID DONALDSON, *a Notary Public of the State and County aforesaid, personally appeared* RICHARD A REED, *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* _____, *the within named bargainor, a corporation, and that* _____ *he 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* HIM *self as* VICE PRESIDENT.

Witness my hand and seal, at office in WILSON CO.
this 30 *day of* JANUARY, *19* 87

Commission expires Oct 17, 1987 John D Donaldson *Notary Public*

JOHN D. DONALDSON NOTARY PUBLIC AT LARGE TENNESSEE

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

150900.00- CAMT.
444.92 COTAX
.50 PRFEE
6.00 WDEED
CHECK 451.42-
02/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93304

IDENTIFICATION REFERENCE

FEB 12 1 25 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 45306