Box 8/EM

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY,** Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Salvatore Cerami
305 Harpeth Ridge Drive
Nashville, TN 37221

MORTGAGEE:
Citicorp Homeowners Services, Inc.
Attention: Tax Department
M. S. 309 P. O. Box 790009
St. Louis, MO 63179-0009

MAP-PARCEL NUMBERS:
MAP 143-6A
PAR 21 CO
9D-74020

WARRANTY DEED BOOK 7313 PAGE 857

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Steven L. Hunley and wife, Janet R. Hunley hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Salvatore Cerami, unmarried hereinafter called the Grantee, Grantee's 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. 21 on the plan of Harpeth Trace Estates, Phase I, of record in Book 5200, page 125, Register's Office for said County.

SAID Lot No. 21 fronts 65.1 feet on the broken, easterly margin of Harpeth Ridge Drive and extends back 105.4 feet on the northerly line and 123.3 feet on the southerly line to a dead line in the rear, measuring 55.0 feet thereon.

Being the same property conveyed to Steven L. Hunley and wife, Janet R. Hunley by deed from Kenneth F. O'Donnell and wife, Mary Jo L. O'Donnell of record in Book 6749, page 70, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 5120, page 208, Book 5380, page 357, said Register's Office, and to the matters set forth in the above referenced plan of record.

5 1 7 8 0

IDENTIFICATION REFERENCE

AUG 3 10 34 AM '87

REGISTER'S OFFICE DAVIDSON COUNTY, TN

This is (xx) improved property, known as 305 Harpeth Ridge Drive, Nashville, TN 37221.

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; and Grantor covenants with the said Grantee that Grantor is lawfully seized 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; and 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. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 30th day of July, 19 87.

Janet R. Hunley
Janet R. Hunley

Steven L. Hunley
Steven L. Hunley

STATE OF TENNESSEE
COUNTY OF Davidson

On this 30th day of July, 19 87, before me personally appeared Steven L. Hunley and wife, Janet R. Hunley, 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 that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Nov 4, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 135,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 30th day of July, 1987.

My Commission Expires: Nov 1, 1987

_____
Notary Public

WARRANTY DEED

from:

Steven L. Hunley and wife, Janet R. Hunley

to:

Salvatore Cerami, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

7313

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7313 PAGE 859

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

135000.00- CAPIT.
378.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 384.50-
6912A08/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 1 7.8 0

IDENTIFICATION/REFERENCE

AUG 3 10 34 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 00934