THIS INSTRUMENT PREPARED BY:
STEWART, BLACK & UNDERHILL, ATTORNEYS
223 MADISON STREET, SUITE 108
POST OFFICE BOX 887
MADISON, TENNESSEE 37115

NAME/ADDRESS OF NEW OWNER(S):

PEGGY H. SIRCY
149 CEDARWOOD COURT
MADISON, TENNESSEE 37115

MORTGAGEE(S):

FIRST INVESTMENT COMPANY
4300 E. BROAD STREET
P.O. BOX 749
COLUMBUS, OHIO 43216-0749

SEND TAX BILLS TO:

FIRST INVESTMENT COMPANY
4300 E. BROAD STREET
P.O. BOX 749
COLUMBUS, OHIO 43216-0749

MAP AND PARCEL NOS.:

MAP 43-02-A
PARCEL 149
11D-31109

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $53,308.63, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Peggy H. Sircy
AFFIANT

Subscribed and sworn to before me this the 2nd day of September, 1987.

Diana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES:
11-12-89

6341.9.

IDENTIFICATION REFERENCE

SEP 9 8 32 AM '87

PEGGY D. WILSON, II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, including the Grantee(s) assuming a certain unpaid indebtedness of record in Book 6074, page 331, Register's Office for Davidson County, Tennessee, which Grantee(s) promise to pay and hold Grantor(s) harmless from same, BARRY S. MONDA, hereinafter referred to as "GRANTOR(S)", has this day bargained and sold, and by these presents does hereby transfer and convey unto the said PEGGY H. SIRCY hereinafter referred to as "GRANTEE(S)" her heirs and assigns, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor(s) in and to any easement and right-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This is improved property known as 149 Cedarwood Court, Madison, Tennessee 37115.

TO HAVE AND HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee(s) her heirs and assigns forever, and I covenant with the Grantee(s), her heirs and assigns, that I am lawfully seized and possessed of the "Property" in fee simple, and have a good right to convey it, and that the same is unemcumbered except as set forth in Exhibit "B", which is attached hereto and incorporated herein.

Grantor(s) further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the "Property" to Grantee(s), her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) has caused this Warranty Deed to be executed as of the 2nd day of September, 1987.

Barry S Monda
BARRY S. MONDA

Peggy H. Sircy
PEGGY H. SIRCY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public, BARRY S. MONDA with whom I am personally acquainted, and who acknowlegded that He executed the within instrument for the purposes therein contained.

WITNESS my hand this 4th day of September, 1987.

Ann L. Baker
NOTARY PUBLIC

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

MY COMMISSION EXPIRES: 7/17/88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public, PEGGY H. SIRCY with whom I am personally acquainted, and who acknowlegded that she executed the within instrument for the purposes therein contained.

WITNESS my hand this 2nd day of September, 1987.

Diana L. Montgomery
NOTARY PUBLIC

NOTARY PUBLIC STATE OF TENNESSEE

MY COMMISSION EXPIRES: 11-12-89

" EXHIBIT A "

Being Lot No. 149 on the Plan of Cedarwood Courtyard Homes, Phase Two, of record in Book 5200, page 60, Register's Office for Davidson County, Tennessee, together with the appurtenant interest in the common ares and limited common areas of Cedarwood Courtyard Homes, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Barry S. Monda by deed from Ivy F. Jones, unmarried, of record in Book 6397, page 65, said Register's Office.

" EXHIBIT B "

This conveyance is subject to the following:

1. 1987 real property taxes and real property taxes for future years.

2. By-Laws of Cedarwood Courtyard Homes, Phase Two, of record in Book 5308, page 231, said Register's Office.

3. Restrictive covenants contained in instrument of record in Book 5302, page 546, Book 5495, page 661, Book 6216, page 434, Book 6119, page 402, Book 6053, page 422, and Book 6707, page 216, said Register's Office.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7347 PAGE 422

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

53300.00 CONT.
149.24 C TAX
.50 PRFEE
9.00 MISC
CHECK 150.74-
490A09/09/87 BK .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6341.9

IDENTIFICATION REFERENCE

SEP 9 8 32 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 14219