File #6509

FILE BOX 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

BOOK 7456 PAGE 900

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
THOMAS A. HARDIN (NAME)	SEARS MORTGAGE CORPORATION (NAME)	MAP 155-3-B
7312 River Park Drive (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	PARCEL 4
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Lincolnshire, Illinois 60069 (CITY) (STATE) (ZIP)	FBN 9D 79238

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, BEGINNINGS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS A. HARDIN and wife, LISA S. HARDIN

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. 4 on the Plan of River Park Estates, as of record in Plat Book 6250, pages 658 & 659, amended in Book 6785, page 427, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Beginnings, Inc. by deed from John M. Omohundro, III M.D., P.C., Profit Sharing Plan of record in Book 7038, page 107, said Register's Office.

This conveyance is subject to: (1) 1988 taxes, which have been prorated and assumed by the Grantee(s) herein; (2) Declaration of Covenants, Conditions and Restrictions in Book 6672, page 600; (3) Easement in Book 5738, page 824 ; (4) Easement in Book 3819, page 296; and (5) All matters appearing on the plan of record in Plat Book 6250, pages 658 & 659, amended in Book 6785, page 427, said Register's Office.

00495

IDENTIFICATION REFERENCE

JAN 27 8 31 AM '88

DAVIDSON COUNTY, TN

1664 01/27 0101 030CHECK 433.30

unimproved ( )
This is improved (XX) property, known as 7312 River Park Drive, Nashville, Tennessee 37221

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 21st day of January, 1988

BEGINNINGS, INC.
By: Fred W. Stephenson
FRED W. STEPHENSON
President

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7456 PAGE 901

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

_____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____
FRED W. STEPHENSON

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Beginnings, Inc. the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this 21st day of January 19 88

My commission expires 1/10/89 Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January 19 88

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

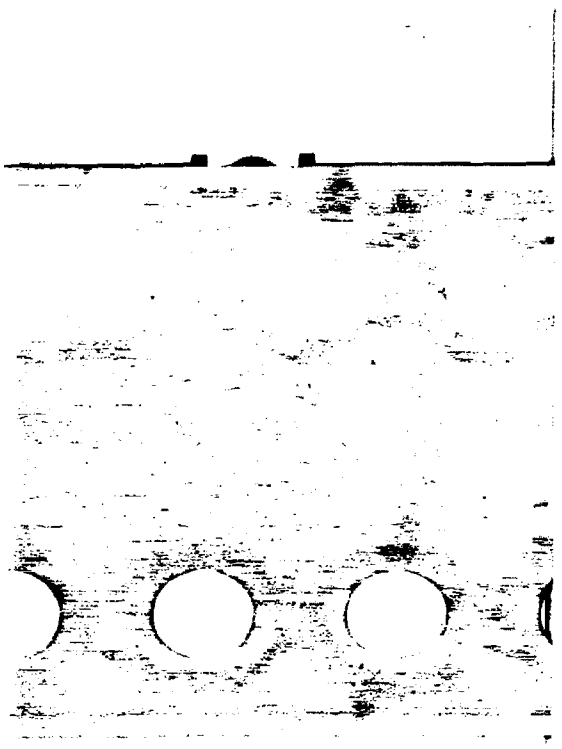
Notary Public

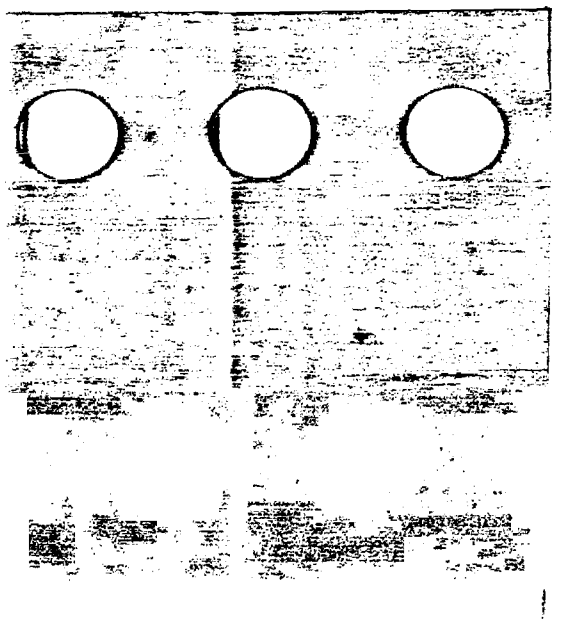
WARRANTY DEED

FROM BEGINNINGS, INC.

TO THOMAS A. HARDIN and wife, LISA S. HARDIN

RETURN TO:
FILE BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7456 PAGE 902

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
			DAMT	
				152500.00
			CON TX	427.00
			PRFEE	0.50
			MDEED	6.00
			TOTAL	433.50
			CHECK	433.50
01/27/88	01	09:33 0001		1664

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00495

IDENTIFICATION REFERENCE

JAN 27 8 31 AM '88

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 56568