BOOK 7463 PAGE 357

THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00256366 Box 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Valerie Lynn Graham, (NAME)	Sears Mortgage Corporation (NAME)	MAP 72-2
1005 Iverson Avenue (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	PARCEL 16
Nashville, TN. 37216 (CITY) (STATE) (ZIP)	Lincolnshire, IL 60069 (CITY) (STATE) (ZIP)	

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

Cash in hand paid by Valerie Lynn Graham, Unmarried and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Lora L. Cantrell and Mary E. Sartain, both unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Valerie Lynn Graham, unmarried

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

Land in Davidson County, Tennessee, being the easterly 90 feet of Lot No. 82 on the Map of Maynor Place, of record in Book 843, page 24, Register's Office for said County.

Said part of said lot fronts 90 feet on the northerly side of Iverson Avenue and extends back between parallel lines 112.6 feet on the easterly line and 100 feet more or less on the westerly line to a dead line in the rear on which it measures 90 feet.

Being the same property conveyed to Grady L. Sartain and wife, Mary E. Sartain by deed of record in Book 3648, pag 472, Register's Office for Davidson County, Tennessee, the said Grady L. Sartain having since died; and conveyed to Lora L. Cantrell by deed from Mary E. Sartain, wherein said Mary E. Sartain retained a Life Estate, deed of record in Book 6632, page 422, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,500.00

Subscribed and sworn to before me this the 1st *day of* February, *19* 88

Valerie Lynn Graham
Affiant

My Commission expires: 3-11-90

(Affix Seal)

Notary Public

This is improved (X) property, known as 1005 Iverson Avenue, Nashville, Tn. 37216
(House Number) (Street) P.O. Address: (City or Town)

unimproved ( )

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 1st *day of* February, *19* 88, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lora L. Cantrell

Lora L. Cantrell

Mary E. Sartain

Mary E. Sartain

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153.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned *and for said County and State* Lora L. Cantrell and Mary E. Sartain, *a Notary Public in*

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

Witness my hand and official seal at Nashville, *Tennessee,*
this 1st *day of* February, *19* 88

4294 02/04/88 0101 03-00

Commission expires 3-11-90 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *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* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____,
this _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

DAVIDSON COUNTY, TN
FEB 4 2 28 PM '88

IDENTIFICATION REFERENCE

02765

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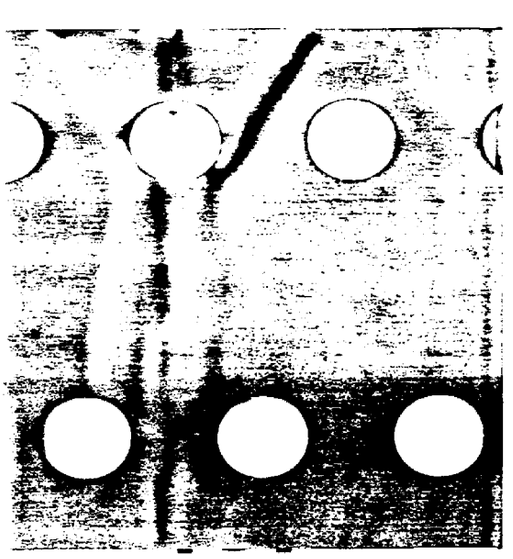
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 52500.00
MOR TX 147.00
ERR CO
MOR TX 147.00-
CON TX 147.00
PRFEE 0.50
MDEED 6.00
TOTAL 153.50
CHECK 153.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/04/88 01 14:30 0001 4294



0276.5

IDENTIFICATION REFERENCE

FEB 4 2 28 PM '88

DAVIDSON COUNTY, TN

No. 59141