FILE BOX 38 FILE #6980

WARRANTY DEED

BOOK 7618 PAGE 215

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CONNIE D. BROOKS (NAME)	SEARS MORTGAGE CORPORATION (NAME)	MAP 117-8
3312 Belmont Boulevard (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	PARCEL 293
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Lincolnshire, Illinois 60069 (CITY) (STATE) (ZIP)	16DA5416

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, ELLA THERESA FRAZIER CHADWELL, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CONNIE D. BROOKS, a single person

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. 5A on the Plan of Zone Lot Division Lots 3 & 5 Hawthorne Heights, as of record in Plat Book 5200, page 552 revised in Plat Book 5800, page 394, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Ella Theresa Frazier, single by deed from Aberdeen Properties, Inc. of record in Book 6271, page 263, said Register's Office. The said Ella Theresa Frazier having since married.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6257, page 841; (3) Easements of record in Book 6229, page 706 and Book 6213, page 652; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 552 revised in Plat Book 5800, page 394, said Register's Office.

James K. Chadwell, spouse of Ella Theresa Frazier Chadwell, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of this marriage to the said Ella Theresa Frazier Chadwell.

5567.

IDENTIFICATION REFERENCE

AUG 4 8 34 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

3539 08/04 0101 03CHECK 305.81

unimproved ( ) This is improved (XX) property, known as 3312 Belmont Boulevard, Nashville, Tennessee 37215

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 28th day of July, 1988

Ella Theresa Frazier Chadwell
ELLA THERESA FRAZIER CHADWELL

James K. Chadwell
JAMES K. CHADWELL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 7618 PAGE 216

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ELLA THERESA FRAZIER CHADWELL and husband, JAMES K. CHADWELL

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

Witness my hand at office, this 28th day of July, 1988.

My commission expires 1/10/89 Notary Public

STATE OF _____
COUNTY OF _____

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, and who further acknowledged that _____ is the _____ of _____ 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 _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July, 1988.

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

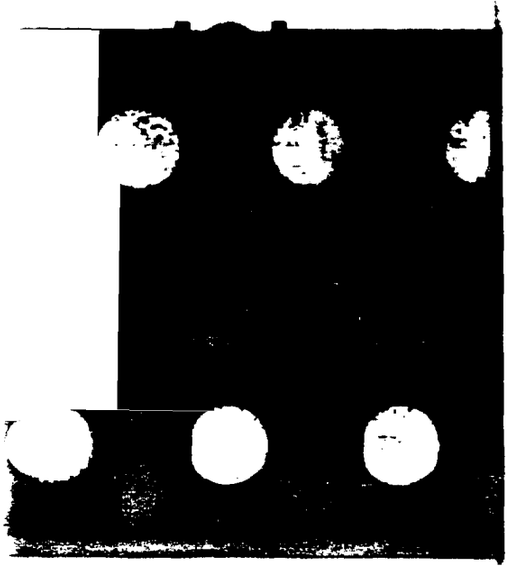
Notary Public

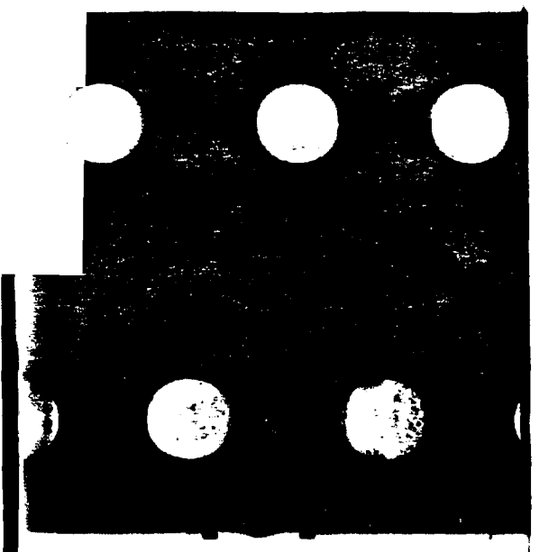
WARRANTY DEED

FROM ELLA THERESA FRAZIER CHADWELL, a married person

TO CONNIE D. BROOKS, a single person

PLEASE 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 7618 PAGE 217

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 90700.00
				CON TX 299.31
				PRFEE 0.50
				WDEED 6.00
				TOTAL 305.81
				CHECK 305.81
08/04/88		01		09:37 0001 3539

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55677

IDENTIFICATION REFERENCE

AUG 4 8 34 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 120133