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File in Box # 4

FORM NO. WD-1

#88-12-15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $44,000.00

James R. Bacigalupo, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF December, 1988

Notary Public

MY COMMISSION EXPIRES: November 10, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys, 1 Church St. Bldg. Suite 500, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
James R. Bacigalupo, Jr. (NAME)	Sears Mortgage Corporation (NAME)	Map 120-2
1329 Mars Drive (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	Parcel 141
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Lincolnshire, IL 60069 (CITY) (STATE) (ZIP)	FB# 2DA-58305

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, WE, James C. Stephens, Jr. and Joe Larry Stephens, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Bacigalupo, Jr., and wife, Mary C. Williams, as tenants by the entirety

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 72 on the Plan of Stardust Acres, of record in Book 1424, Page 92, Register's Office for Davidson County, Tennessee.

Said Lot No. 72 fronts 60 feet on the southerly margin of Mars Drive and extends back 175 feet between parallel lines to a dead line in the rear measuring 60 feet thereon.

BEING the same property conveyed to Frances Whited Stephens for her lifetime with remainder to James C. Stephens, Jr., and Joe Larry Stephens, by Deed from Frances Whited Stephens, of record in Book 6802, Page 389, Register's Office for Davidson County, Tennessee. The said Frances Whited Stephens having since died.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is ( ) unimproved (XX) improved property, known as 1329 Mars Drive, Nashville, TN 37217
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness their hand s this 20th day of December, 1988

James C. Stephens, Jr.

Joe Larry Stephens

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, ~~Peter Weiss~~, a Notary Public in and for said County and State, the within named ~~James C. Stephens, Jr. and Joe~~ Larry Stephens

the 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 ~~3rd~~ 20th day of December, 19 88.

Notary Public

PETER WEISS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Commission Expires November 10, 1991

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

9636 12/20 0101 03CHECK 151.70

WARRANTY DEED

FROM
James C. Stephens, Jr. and Joe ~~Larry Stephens~~

TO
James R. Bacigalupo, Jr. and wife, Mary C. Williams

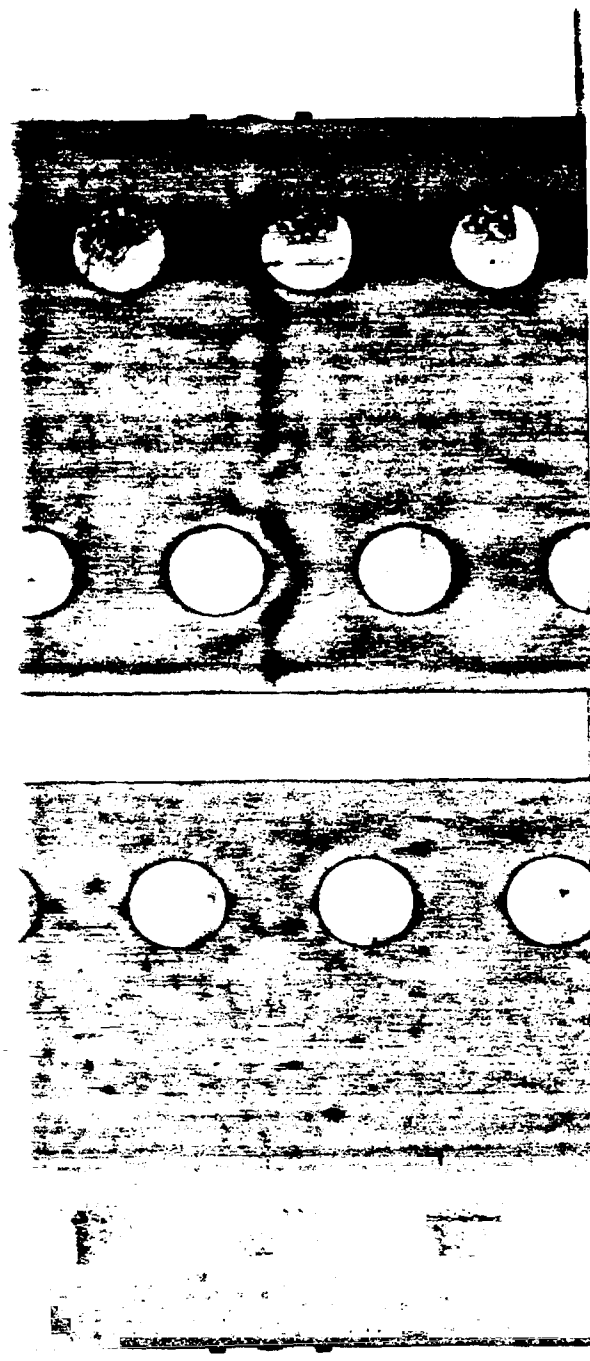
FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

95349

IDENTIFICATION REFERENCE

Dec 20 2 55 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN



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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 44000.00
CON TX 145.20
PRFEE 0.50
WDEED 6.00
TOTAL 151.70
CHECK 151.70

12/20/88 01 14:54 0001 9636

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95349

IDENTIFICATION REFERENCE

Dec 20 2 55 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 165791