box 8/ch

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Richard O. Zimmer	Sears Mortgage Corporation	131-06-B
608 Summerwind Circle		052
Nashville, TN 37215	2500 Lake Cook Road	7DA 92386
	Riverwoods, IL 60015	

LIMITED **WARRANTY DEED** BOOK 7999 PAGE 992

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dominion Bank/Middle Tennessee hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Richard O. Zimmer and wife, Martha J. Zimmer hereinafter called the Grantee, Grantee's 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. 48 on the plan of Burton Hills Village of Summerwind Tract 12-A portion of zoned Lot II, of record in Book 6250, page 811, Register's Office for said County.

SAID Lot No. 48 fronts 61.80 feet on the northerly margin of Summerwind Circle and extends back 143.96 feet on the easterly line and 131.84 feet on the westerly line to a dead line in the rear, measuring 60.50 feet thereon.

BEING the same property conveyed to Dominion Bank of Middle Tennessee by deed from William L. Norton, III, Successor Trustee of record in Book 7476, page 695, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6326, page 588, Book 6517, page 522, Book 6778, page 510, Book 6778, page 532, Book 6778, page 536, Book 6911, page 120 and Book 6917, page 736, said Register's Office, and to the matters set forth in the above referenced plan of record.

The warranties contained herein are limited to the acts of Grantor while in title to the described property.

This is (~~un~~)improved property, known as 608 Summerwind Circle, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 5th day of December, 1989.

Dominion Bank/Middle Tennessee
By: Donald E. Barrickman
Donald E. Barrickman, Sr. Vice President

STATE OF TENNESSEE
COUNTY OF Davidson

On this 5th day of December, 1989 before me personally appeared Dona _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as _____ free act and deed.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, of the State and County aforesaid, personally appeared Donald E. Barrickman, 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 President (or other officer authorized to execute the instrument) of the Dominion Bank/Middle Tennessee, the within named bargainor, a corporation, and that he as such Sr. Vice President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Sr. Vice President. Witness my hand and official seal, at office in Nashville, Tennessee, this 5th day of December, 1989.

Kathi A. Williams
Notary Public

My Commission Expires: 3-11-91

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 245,000.00.

Richard O. Zimmer
Affiant

Subscribed and sworn to before me, this the 5th day of December, 1989.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Oct 9, 1991

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

87468

IDENTIF. T REFERENCE

Dec 6 11 41 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

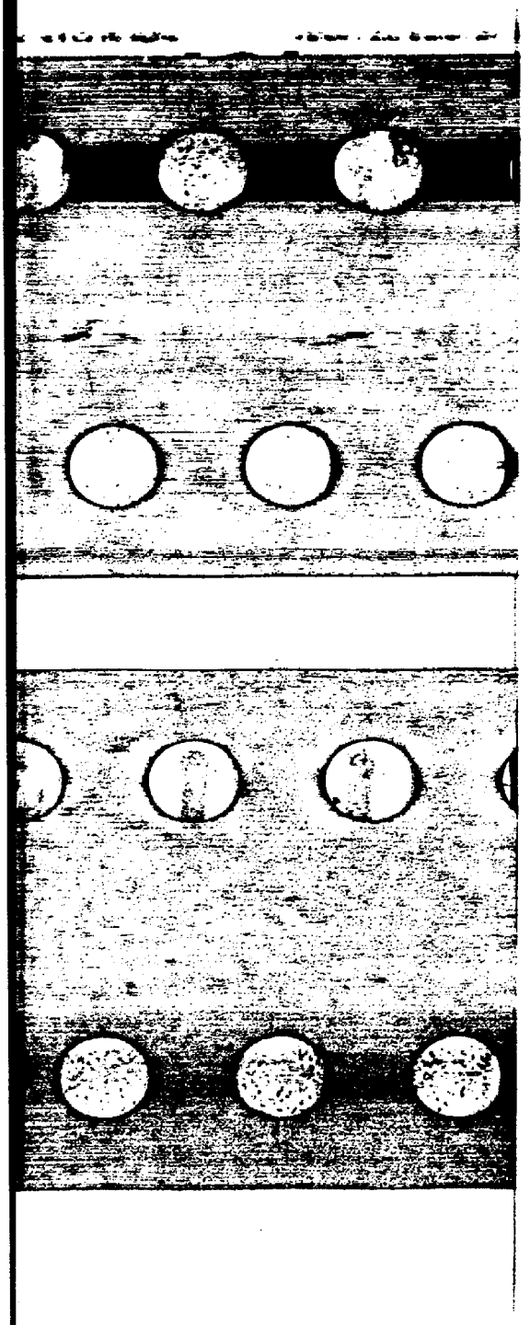
2376 12/06 0101 03CHECK 815.50

WARRANTY DEED

from:
Dominion Bank/Middle Tennessee

to:
Richard O. Zimmer and wife, Martha J. Zimmer

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7999 PAGE 994

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 245000.00
CON TX 808.50
PRFEE 1.00
WDEED 6.00
TOTAL 815.50
CHECK 815.50

12/06/89 01 11:40 0001 2376

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87468

IDENTIF. REFERENCE

DEC 6 11 41 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 273573