WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Creighton James Izzo, II and wife, Darlene Y. 5924 ReTriever Ct Antioch, TN	Sears Mortgage Corp 2500 Lake Cook Rd. Riverwoods, IL 60015	172-8-A Parcel 72

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $89,500.00.

Creighton James Izzo II
Affiant

Subscribed and sworn to before me this 28th day of March 1990.

Annie G. Smith
Notary Public

My Commission Expires:
3-27-93

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, MARK B. ANGEL and wife, JUDY H. ANGEL, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto CREIGHTON JAMES IZZO, II, and wife, DARLENE Y. IZZO, hereinafter referred to as Grantees, their heirs, successors 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 Section 28, Hunters Branch, as shown on Plat of record in Plat Book 6900, Pages 336 and 337, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to Mark B. Angel and wife, Judy H. Angel by deed from Phillips Builders, Inc. of record in Book 7420, page 967, Register's Office for Davidson County, Tennessee.
>
> Subject to restrictive covenants of record in Book 6601, page 7, said Register's Office; and subject to those items as shown on the plan of record in Book 6900, page 336, said Register's Office.

This is improved property, known as 5924 Retriever Court, Antioch (Davidson County), Tennessee.

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, successors and assigns forever,

and we do covenant with the said Grantees that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1990 which the Grantees herein assume and agree to pay.

AND we do further covenant and bind ourselves, andy our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 28th day of March, 1990.

Mark B. Angel

Judy H. Angel

STATE OF TENNESSEE)
COUNTY OF)

On this 28th day of March, 1990, before me personally appeared MARK B. ANGEL and wife, JUDY H. ANGEL, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nashville, Tennessee, this 28th day of March, 1990.

Notary Public

My Commission Expires:

MTH/ts/1593-652.137

1 4 2 3 8

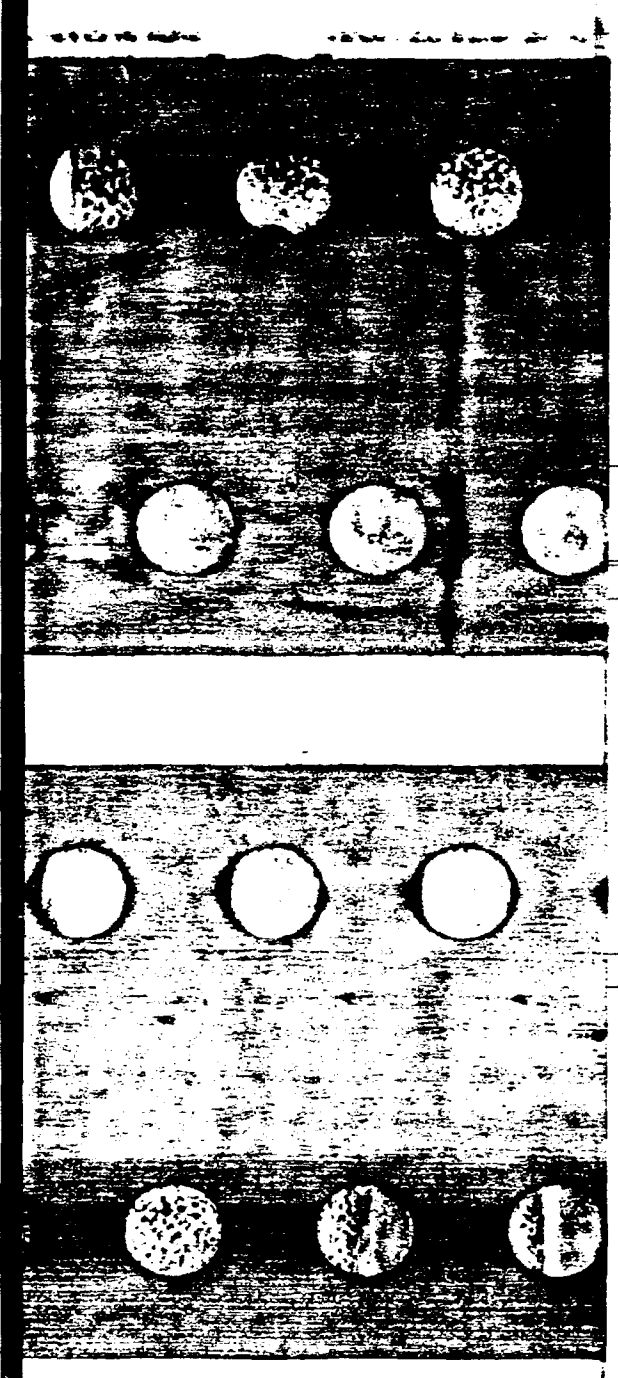
IDENTIF. REFERENCE

MAR 28 3 30 PM '90

DAVIDSON COUNTY TN.

RUSH

6504 03/28 0101 03CHECK 302.35



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

RECEIVED OF _____

FOR _____

BOOK 8074 PAGE 699

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 89500.00
CON TX 295.35
PRFEE 1.00
MDEED 6.00
TOTAL 302.35
CHECK 302.35

03/28/90 01 15:29 0001 6504

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

114238

IDENTIF. TREFERENCE

MAR 28 3 30 PM '90

DAVIDSON COUNTY TN.

No. 304922