WARRANTY DEED

THIS INSTRUMENT PREPARED BY

Gerald G. Patterson, Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 8140 PAGE 826

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MARY ELLEN MORRIS (NAME)	SEARS MORTGAGE CORPORATION (NAME)	Map 129-8
113 Taggart Avenue (STREET ADDRESS OR ROUTE NUMBER)	2500 Lake Cook Road (STREET ADDRESS)	Parcel 113
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Riverwoods, Illinois 60015 (CITY) (STATE) (ZIP)	F.B.#7DZ32550

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, M. RUSH BENTON AND WIFE, JOAN R. BENTON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARY ELLEN MORRIS AND HUSBAND, ~~JEFFREY~~ Jeffery A. MORRIS

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. 19, Block "E" on the 2nd Revised Plan of Highlands of Belle Meade No. 2, as of record in Plat Book 1130, pages 71 & 72, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to M. Rush Benton and wife, Joan R. Benton by deed from Thomas F. Guschke, Jr. and wife, Mary Anne Guschke of record in Book 6870, page 321, said Register's Office.

This conveyance is made subject to: (1) 1990 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 1130, pages 71 & 72, said Register's Office.

37.51 4

JUN 28 10 03 AM '90

4770 06/28 0101 03CHECK 502.00

This is unimproved ( ) improved (XX) property, known as 113 Taggart Avenue, Nashville, Tennessee 37205

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 26th day of June, 19 90.

M. Rush Benton
M. RUSH BENTON

Joan R. Benton
JOAN R. BENTON

STATE OF TENNESSEE
COUNTY OF Davidson County

BOOK 8140 PAGE 827

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, M. RUSH BENTON AND WIFE, JOAN R. BENTON 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 26th day of June, 19 90.

My commission expires May 8, 1991 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 Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 19 90.

MY COMMISSION EXPIRES: May 8, 1991 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM M. RUSH BENTON AND WIFE, JOAN R. BENTON

TO MARY ELLEN MORRIS AND HUSBAND, JEFFREY A. MORRIS

PLEASE RETURN TO:
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 8140 PAGE 828

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	150000.00
CON TX	495.00
PRFEE	1.00
WDEED	6.00
TOTAL	502.00
CHECK	502.00

06/28/90 01 10:03 0001 4770

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37.51 L.4

TENNESSEE REFERENCE

JUN 28 10 03 AM '90

REGISTER'S OFFICE

No. 332369