FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF December 1990.

Notary Public

MY COMMISSION EXPIRES: 8.22.93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Christopher S. Shearer (NAME)	Security Financial and Mortgage Corp. (NAME)	MAP 108+04
3005 Blackwood Drive (STREET ADDRESS OR ROUTE NUMBER)	12444 Powerscourt Drive, Ste.140 (STREET ADDRESS)	PARCEL 108
Nashville, TN 37214 (CITY) (STATE) (ZIP)	St. Louis, Missouri 63131 (CITY) (STATE) (ZIP)	03D 85620

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, Van Stewart and wife, Rhonda Stewart

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher S. Shearer and wife, Lisa H. Shearer, 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:

BEING Lot No. 304 on the Plan of Larchwood, Section Three, as of record in Book 5200, Page 540, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Van Stewart and wife, Rhonda Stewart by deed from Frank C. Batson and wife, Judy W. Batson of record in Book 6535, Page 466 and re-recorded in Book 6659, Page 236, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 6706, Page 69 and amended in Book 6122, Page 482 said Register's Office.

This conveyance is subject to minimum building setback line; public utility easement; drainage easement; utility easement; anchor easements and sewer line of record in Book 5200, Page 540 said Register's Office.

88 IT 8552

IDENTIF. TREFERENCE

Dec 27 9 29 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

2138 12/27 0101 03CHECK 257.47

This is (X) improved ( ) unimproved property, known as 3005 Blackwood Drive, (House Number) (Street) Nashville, TN 37214 (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 our hands this 20th day of December, 1990

Van Stewart

Rhonda Stewart
Rhonda Stewart

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Van Stewart and wife, Rhonda Stewart

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20th day of December 19 90

Commission expires 5.22.93

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

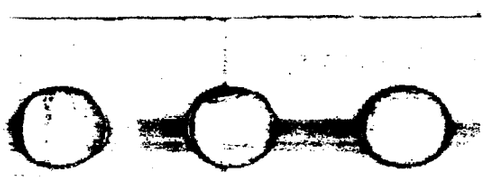
Notary Public

WARRANTY DEED

FROM
Van Stewart
Rhonda Stewart

TO
Christopher S. Shearer
Lisa H. Shearer

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 75900.00
CON TX 250.47
PRFEE 1.00
MDEED 6.00
TOTAL 257.47
CHECK 257.47

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

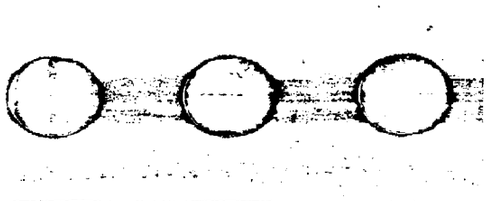
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IDENTIF. REFERENCE

DEC 27 9 29 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.



No. 384521