PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 31434)
Dav. Co. File: Box 8

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 118900.00

Richard N Grugel
Affiant

Sworn and subscribed before me this 27th day of December, 1991.

Notary Public

My Comm. Expires: 9/24/92

ADDRESS NEW OWNER:
Richard N. Grugel
907 Winston Place
Nashville, TN 37204

RESPONSIBLE FOR PAYMENT OF TAXES:
Sears Mortgage Corporation
2500 Lake Cook Road
Riverwoods IL 60015

MAP-PARCEL NUMBERS
118-14-16

WARRANTY DEED

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, the undersigned **Charles B. Rush and spouse, Margaret G. Rush,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Richard N. Grugel and spouse, Cynthia Conwill,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Woodmont Boulevard Section of Marengo Park, of record in Book 1130, page 2, Register's Office for said County.

Said Lot No. 92 fronts 75 feet on the southerly margin of Winston Place and extends back between parallel lines 172 feet to a dead line.

Being the same property conveyed to Charles B. Rush and wife, Margaret G. Rush by deed from Wilma E. Fitzgerald, unmarried of record in Book 6581, page 303, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This instrument is executed on behalf of Charles B. Rush by Margaret G. Rush as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 907 Winston Place, Nashville, TN 37204

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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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.

WITNESS THE EXECUTION HEREOF this 27th day of December, 1991.

Charles B Rush
Charles B. Rush by Margaret G. Rush, his Atty-In-Fact

Margaret G Rush
Margaret G. Rush

State of Tennessee
County of Davidson

On this 27th day of December, 1991, before me the undersigned authority, personally appeared Margaret G. Rush, 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 the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/24/92

Notary Public

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Margaret G. Rush**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Charles B. Rush**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 27th day of December, 1991.

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

EXHIBIT "A"
To
WARRANTY DEED

FROM: Charles B. Rush and Margaret G. Rush

TO: Richard N. Grugel

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Margaret G. Rush
Margaret G. Rush, Affiant

Sworn to and subscribed before me this

27th day of December, 1991.

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

7.45 3.2

IDENTIFICATION REFERENCE

JAN 6 10 04 AM '92

4382 01/06 0101 03CHECK 446.93

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

RECEIVED OF _____

FOR _____

BOOK 8522 PAGE 463

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

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

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 118900.00
				CON TX 439.93
				PRFEE 1.00
				WDEED 6.00
				TOTAL 446.93
				CHECK 446.93
01/06/92	01			10:05 0001 4382

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.4532

IDENTIFICATION REFERENCE

JAN 6 10 04 AM '92

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY

No. 490824