10562 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 8542 PAGE 173

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT L. SARRATT (NAME)	SEARS MORTGAGE CORPORATION (NAME)	Map 127
7443 Huntwick Trail (STREET ADDRESS OR ROUTE NUMBER)	2500 Lake Cook Road (STREET ADDRESS)	Parcel 152
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Riverwoods, Illinois 60015 (CITY) (STATE) (ZIP)	F.B.#9D70018

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, JEFFREY L. HOWARD AND WIFE, MARY M. HOWARD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT L. SARRATT AND WIFE, SANDRA E. SARRATT

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. 28 on the Plan of Section 2 Huntwick Estates, as of record in Plat Book 4860, pages 89 and 90, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Jeffery L. Howard and wife, Mary M. Howard by deed from Kenneth C. Adkisson and wife, Craig Kelley Adkisson of record in Book 7128, page 536, said Register's Office.

This conveyance is made subject to: (1) 1992 Taxes, which have been prorated and assumed by vhe Grantees; (2) Restrictions of record in Book 5124, page 142; and (3) All matters appearing on the Plan of record in Plat Book 4860, pages 89 and 90, said Register's Office.

Jeffery L. Howard being one and the same as Jeffrey L. Howard.

7952 02/04 0101 03CHECK 428.80

8 1 3 1 4

IDENTIFICATION REFERENCE

FEB 4 [illegible] AM '92

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 7443 Huntwick Trail, Nashville, Tennessee 37221

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 31st day of January, 1992.

Jeffrey L. Howard
JEFFREY L. HOWARD

Mary M. Howard
MARY M. HOWARD

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STATE OF TENNESSEE
COUNTY OF Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFREY L. HOWARD AND WIFE, MARY M. HOWARD

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 31st day of January, 19 92.

My commission expires 1-22-95 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 $ 114,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 19 92.

MY COMMISSION EXPIRES: 1-22-95
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
JEFFREY L. HOWARD AND WIFE,
MARY M. HOWARD

TO
ROBERT L. SARRATT AND WIFE,
SANDRA E. SARRATT

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 _____

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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 114000.00

CON TX 421.80

PRFEE 1.00

MDEED 6.00

TOTAL 428.80

CHECK 428.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/04/92 01 08:16 0001 7952

8 1 3 1 4

IDENTIFICATION REFERENCE

FEB 4 8 16 AM '92

DAVIDSON COUNTY, TN

No. 498573