THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $166,500.00.

W. William Davis
Affiant

Subscribed and sworn to before me this 30th day of April, 1992.

Notary Public

My Commission Expires: 1-22-96

06943

IDENTIF. REFERENCE

MAY 1 9 15 AM '92

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
W. WILLIAM DAVIS and wife, CYNTHIA O. DAVIS 2200 Chickering Lane Nashville, Tennessee 37215	SEARS MORTGAGE CORP. 2500 Lake Cook Road Riverwoods, Illinois 60015	MAP 144-14 PARCEL 16

FEE .25 REG 2.00 DOCKET $25.25

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTY SIX THOUSAND FIVE HUNDRED AND 00/100 ($166,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, **SUSANNE B. BAIR, married,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **W. WILLIAM DAVIS and wife, CYNTHIA O. DAVIS,** 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. 17 on the Plan of Chickering Valley, of record in Book 2331, pages 121, 122 and 123, Register's Office for Davidson County, Tennessee, and being more particularly described according to a boundary survey by John B. Kohl & Company, P.C. dated July 15, 1983, as follows:

BEGINNING at a point in the northeasterly margin of Chickering Lane at the common front corner of Lots Nos. 17 and 19 of said Subdivision; thence leaving the northeasterly margin of Chickering Lane with the common line between said Lots Nos. 17 and 19 N 37 deg. 22 min. 40 sec. E 220.72 feet to a concrete monument; thence S 47 deg. 13 minutes 42 sec. E 232.99 feet to the northwesterly margin of Chickering Court; thence with said northwesterly margin S 48 deg. 21 min. 17 sec. W 183.50 feet to a concrete monument; thence around a curve in a northwesterly direction 36.80 feet to a concrete monument in the northeasterly margin of Chickering Lane; thence with said northeasterly margin N 53 deg. 07 min 47 sec. W 63.78 feet to a concrete monument and N 53 deg. 07 min. 47 sec. W 108.00 feet to the point of beginning.

BEING the same property conveyed to Stephen L. Bair and wife, Susanne B. Bair by deed of record in Book 6781, page 583, Register's Office for Davidson County, Tennessee; the said Stephen L. Bair having since conveyed his interest in subject property to Susanne B. Bair by Quitclaim Deed of record in Book 8316, page 839, Register's Office for Davidson County, Tennessee.

STEPHEN L. BAIR, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This is improved property known as 2200 Chickering Lane, Nashville, Tennessee 37215.

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.

GRANTOR COVENANTS with the said GRANTEES that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantees.

2. Matters shown on the Plan of Chickering Valley, of record in Book 2331, pages 121, 122 and 123, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds herself, her 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 30TH day of April, 1992.

Susanne B. Bair
SUSANNE B. BAIR

Stephen L. Bair
STEPHEN L. BAIR

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 SUSANNE B. BAIR and STEPHEN L. BAIR, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30TH day of April, 1992.

Notary Public

My Commission Expires:

1-23-94

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8616 PAGE 552

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
166500.00
CON TX 616.05
PRFEE 1.00
~~WRFEE 6.00~~
~~TOTAL 623.05~~
CHECK 623.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06943

IDENTIF. PREFERENCE

MAY 4 9 16 AM '92

05/04/92 01 09:15 0001 2961

No. 527236