BOOK 8621 PAGE 301

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF April 19 92

_____
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy J. Smith (NAME)	Sears Mortgage Corporation (NAME)	86-4-36
636 Old Lebanon Dirt Road (ADDRESS)	2500 Lake Cook Road (ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Riverwood, Illinois 60015 (CITY) (STATE) (ZIP)	

FOR AND 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, Jasper H. Boner, Sr. and wife, Teri T. Boner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy J. Smith and Janice L. Mageary, joint tenants with right of survivorship,

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:

Land in Davidson County, Tennessee, being Lot No. 182 on the Plan of Rachel's Retreat, Phase I, as of record in Book 5200, page 516, Register's Office for Davidson County, Tennessee.

Said Lot No. 182 fronts 80.66 feet on the southerly margin of Old Lebanon Dirt Road and extends back 125.53 feet on the westerly line and 135.71 feet on the easterly line to a broken line in the rear measuring 77.12 feet thereon.

Being the same property conveyed to Jasper H. Boner, Sr. and wife, Teri T. Boner, by deed from Randall Phillips Builders, Inc., of record in Book 6317, page 479, Register's Office for Davidson County, Tennessee.

08479

IDENTIFICATION REFERENCE

MAY 7 1 56 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 636 Old Lebanon Dirt Road, Hermitage, TN 37076
(House Number) (Street) (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 hand s this 24th day of April 19 92

Jasper H. Boner, Sr.

Jasper H. Boner, Sr.

Teri T. Boner

Teri T. Boner

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 Jasper H. Boner, Sr. and wife, Teri T. Boner

the bargainor, 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 at Madison, Tennessee, this 24th day of April, 19 92.

Commission expires 11/26/94

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

Jasper H. Boner, Sr. and wife, Teri T. Boner

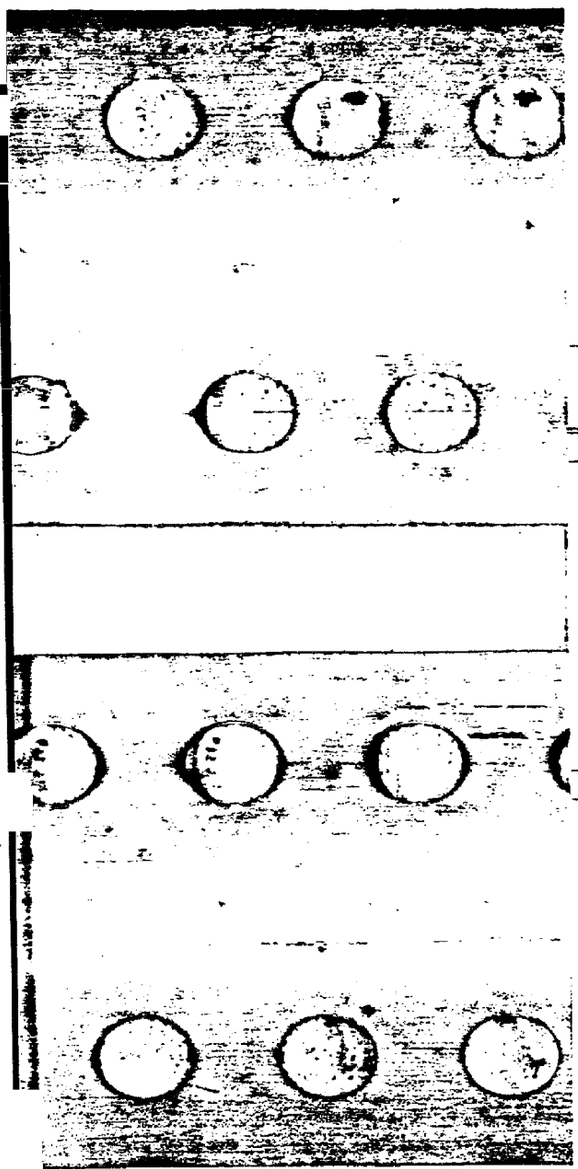
TO

Timothy J. Smith and Janice L. Mageary

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

4692 05/07 0101 03CHECK 347.40



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8621 PAGE 303

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 92000.00
				CON TX 340.40
				PRFEE 1.00
				WDEED 6.00
				TOTAL 347.40
				CHECK 347.40
05/07/92	01			13:56 0001 4692

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08479

TIDEMARK REFERENCE

MAY 7 1 53 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 528943