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: (blw) (Title No: 32019)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 98,500.00

Evelyn A. Keller
Affiant

Sworn and subscribed before me this 22nd day of June, 1992.

John V. Acklen
Notary Public

My Comm. Expires: 5-28-95

ADDRESS NEW OWNER:
Evelyn A. Keller
730 Starlit Road
Nashville, TN 37205

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

MAP-PARCEL NUMBERS
102-15-035

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 **Todd David Cerney and spouse, Kip Kirby,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Evelyn A. Keller, a single person,** 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. 214 on the plan of Brook Meade, Section VI, of record in Book 2331, pages 3 and 4, Register's Office for said County.

Said Lot No. 213, which is a corner lot, fronts 131.6 feet on the southeasterly margin of Newberry Road and fronts 228.4 feet on the northeasterly margin of Starlit Road, said frontages being joined by a curve having a length of 39.3 feet, and extends back 180.0 feet on the southeasterly line and 238.4 feet on the northeasterly line to a point of intersection.

Being the same property conveyed to Todd David Cerney (Todd David Cerney and Todd D. Cerney are one and the same person), and wife, Kip Kirby, by Quitclaim deed from Charles I. Cerney, of record in Book 7764, page 859, 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 mattes shown on the herein referenced plan of record in said Register's Office.

This instrument is executed on behalf of Kip Kirby by Todd David Cerney 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: 730 Starlit Road, Nashville, TN 37205

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 22nd day of June, 1992.

Todd David Cerney
Todd David Cerney

Kip Kirby by Todd David Cerney Atty-in Fact
Kip Kirby, By: Todd David Cerney, Atty-In-Fact

State of Tennessee
County of Davidson

On this 22nd day of June, 1992, before me the undersigned authority, personally appeared Todd David Cerney, 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.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

Notary Public

BOOK 8661 PAGE 637

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 **Todd David Cerney**, 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 **Kip Kirby**, 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 22nd day of June, 1992.

Notary Public

My Commission Expires: Sept 16, 1995

EXHIBIT "A"
To
WARRANTY DEED

FROM: Todd David Cerney and Kip Kirby

TO: Evelyn A. Keller

22916

IDENTIF. REFERENCE

JUN 26 12 21 PM '92

AFFIDAVIT

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.

Todd David Cerney, Affiant

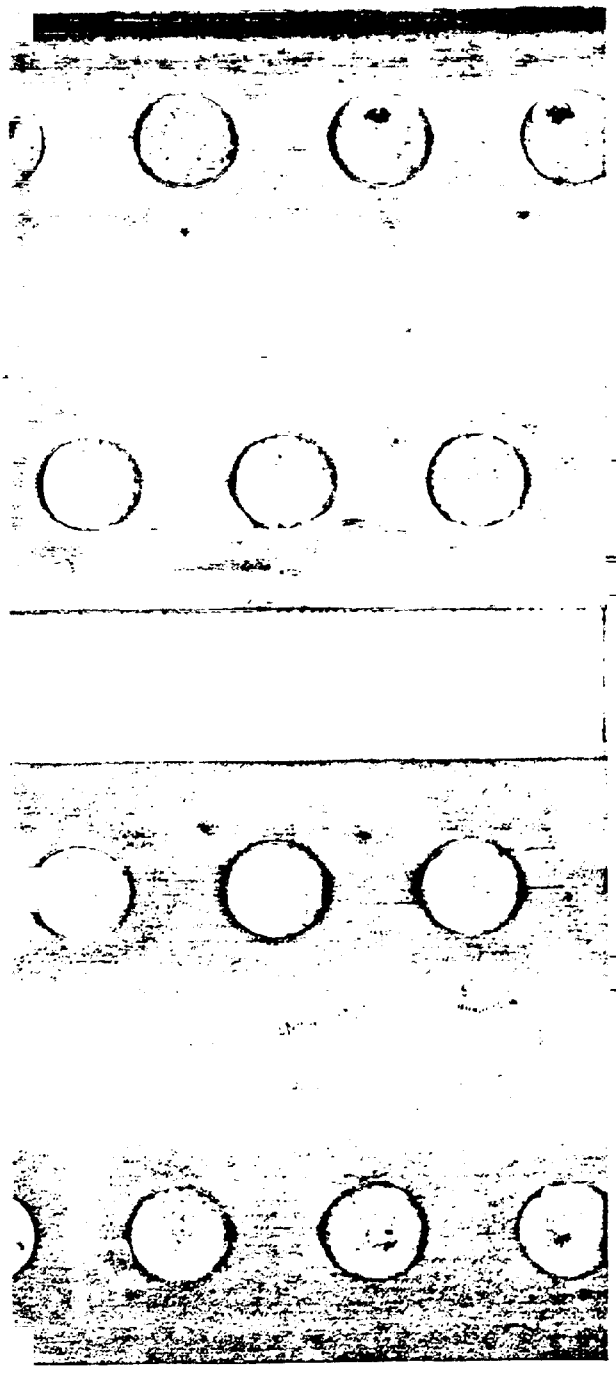
Sworn to and subscribed before me this

22nd day of June, 1992.

Notary Public

My Commission Expires: Sept 16, 1995

5315 06/26 0101 03CHECK 371.45



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

RECEIVED OF _____

FOR _____

BOOK 8661 PAGE 638

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	98500.00
			CON TX	364.45
			PRFEE	1.00
			WDEED	6.00
			TOTAL	371.45
			CHECK	371.45
06/26/92	01		10:21 0001	5315

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22916

IDENTIF. REFERENCE

JUN 26 10 21 AM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 545019