MA
Box 57

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Address New Owner as follows:	Send tax bills to:	Map-Parcel:
Michael K. & Karen D. McCann 694 Dutchmans Drive Hermitage, TN. 37076	Sears Mortgage Corp. 568 Atrium Drive Vernon Hills, Illinois 60061	075-08-0 230

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for a further consideration the Grantee has assumed and agrees to pay the unpaid principal balance of an indebtedness evidenced by a note in the original principal amount of $58,958.00, secured by a Deed of Trust of record in Book 6761, page 888, Register's Office for Davidson County, Tennessee, **WAYNE LANGFORD and wife, PAULETTE LANGFORD**, hereinafter collectively called Grantor, have bargained and sold, and by these presents do transfer and convey unto **MICHAEL K. McCANN and wife, KAREN D. McCANN**, hereinafter collectively called Grantee, Grantee's heirs and assigns, certain real property lying and being situated in the County of Davidson, State of Tennessee, described as follows, to-wit:

> Being Zone Lot No. 11B on the Plan of Hunter's Hill, Section 1, of record in Plat Book 5800, page 350, this as amended in Plat Book 6250, page 625, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.
>
> Being a portion of the same property conveyed to Wayne Langford and wife, Paulette Langford, by Warranty Deed from Randal W. Sanderson and wife, Tamara A. Sanderson, of record in Book 8069, page 948, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract of land, together with the appurtenances, easements, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs, representatives and assigns forever.

AND GRANTOR COVENANTS with the said Grantee that they are lawfully seized and possessed of said property, that they have a good right to convey it, and that the same is unencumbered except for (1) taxes for the year 1992, which will be assumed by Grantee, (2) the above mentioned Deed of Trust and amendments thereto, (3) all matters and restrictions shown on the Plan described above, and (4) all other matters of record which may affect the described property, to all of which this conveyance is expressly made subject.

3:44 PM 01/20/93 DAVIDSON COUNTY CLERK 216.57

AND GRANTOR further covenants and binds themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 21st day of August, 1992.

Wayne Langford
WAYNE LANGFORD

Paulette G. Langford
PAULETTE LANGFORD

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 **WAYNE LANGFORD and wife, PAULETTE LANGFORD**, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 21st day of August, 1992.

Marsha A. Anderson
NOTARY PUBLIC

My commission expires: 11-2-92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $56,108.49.

Michael K. McCann
AFFIANT

Sworn to and subscribed before me this 21st day of August, 1992.

Marsha A. Anderson
NOTARY PUBLIC

My commission expires: 11-2-92

This instrument was prepared by:
Mark H. Westlake
Westlake and Marsden, P.C.
14th Floor, Third National Financial Center
Nashville, Tennessee 37219

STATE OF TENNESSEE
DAVIDSON COUNTY, TN
Aug 24 12 31 PM '92
IDENTIFICATION REFERENCE
391.32

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 56108.49
CON TX 207.57
PRFEE 1.00
WDEED 8.00
TOTAL 216.57
CHECK 216.57

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/92 01 12:33 0001 3295

3 9 1 3 2

IDENTIFICATION REFERENCE

AUG 24 12 31 PM '92

FELIX Z. WILSON II
REGISTER
DAVIDSON COUNTY

No. 563034