FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,314.00

Pollyanna Dotson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF September, 19 92

Notary Public

MY COMMISSION EXPIRES: 5/29/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JACK CASE WILSON, ATTORNEY AT LAW

1187 Vultee Boulevard, Nashville, TN 37217 — 111 West College Street, Murfreesboro, TN 37130 — 245 Dover Road, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pollyanna Dotson (NAME)	Sears Mortgage Corporation (NAME)	MAP 149-2-A
208 Piccadilly Sac (ADDRESS)	568 Atrium Drive (ADDRESS)	PARCEL 8
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Vernon Hills, Illinois 60061 (CITY) (STATE) (ZIP)	2D 74460

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, Bjorn Koxvold and wife, Patty Koxvold

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pollyanna Dotson, an unmarried person

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. 8, Phase I on the Plan of Piccadilly Square of record in Plat Book 5200, Page 720, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Bjorn Koxvold by deeds of record in Book 6823, Page 454 and Book 8568, Page 183, Register's Office for Davidson County, Tennessee. The said Patty Koxvold joins in this conveyance to convey any marital interest she may have to said property.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6295, Page 506, Book 6295, Page 520, Book 6295, Page 534 and Book 6306, Page 833, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Bjorn Koxvold and wife, Kimberly A. Koxvold to Stephen R. Josleyn, Trustee(s) for CityFed Mortgage Company, dated March 31, 1986, with an approximate unpaid balance of $68,214.40, of record in Trust Book 6823, Page 457, of said Register's Office, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

unimproved ( )
This is improved (X) property, known as 208 Piccadilly Sac, Antioch, Tennessee 37013
(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 11th day of September 19 92

Bjorn Koxvold

Patty Koxvold

Patty Koxvold

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 Biorn Koxvold and wife, Patty Koxvold

the bargainor s, 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 Nashville, Tennessee, this 11th day of September 19 92

Commission expires 5/24/94

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

45672

IDENTIFICATION REFERENCE

SEP 15 8 25 AM '92

DAVIDSON COUNTY, TN

6545 09/15 0101 03CH

RETURN TO:
CUMBERLAND TITLE COMPANY

[X] 1187 Vultee Boulevard
Nashville, Tennessee 37217

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

[ ] 245 Dover Road
Clarksville, Tennessee 37040

JACK CASE WILSON
ATTORNEY - AT - LAW

302.41

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8729 PAGE 528

CONVEYANCE	CC CERTIFIED COPY	MISC - MISCELLANEOUS
MORTGAGE	REL RELEASE	CO TX - STATE TAX CONVEY
WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	79314.40
			CON TX	293.41
			PRFEE	1.00
			WDEED	8.00
			TOTAL	302.41
			CHECK	302.41

09/15/92 01 08:26 0001 6545

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45672

IRREVOCABLE REFERENCE

SEP 15 8 25 AM '92

DAVIDSON COUNTY, TN

No. 570199