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: (ck) (Title No: 32493)
Dav. Co. File: Box 8

PERCY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 156600.00

Affiant

Sworn and subscribed before me this 30th day of October, 1992.

Notary Public

My Comm. Expires: 7/27/96

ADDRESS NEW OWNER:
Steven J. Charous
7005 Northridge Drive
Nashville, Tennessee 37221

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

MAP-PARCEL NUMBERS
142-13-A-64-C

WARRANTY DEED
(Corporate)

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 **John Rochford Builders**, a corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Steven J. Charous and spouse, Rebecca W. Charous,** 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. 64 on the plan of Phase I Boundary Plat of Riverside, of record in Book 6900, page 490, 491, 492, Register's Office for said County.

SAID Lot No. 64 fronts 69.39 feet on the northerly margin of Northridge Drive and extends back 135.74 feet on the easterly line and 135.75 feet on the westerly line to a dead line in the rear, measuring 67.90 feet thereon.

BEING part of the same property conveyed to Rochford Realty and Construction Company, Inc. by deed from Frank H. Carter and wife, Dolores H. Carter, Charles C. Handly, Jr. and Mary Handly Beard of record in Book 7103, page 48, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7185, Page 619 and Book 7405, page 780, said Register's Office, and to the matters set forth in the referenced Plan of record.

2508 11/03 0101 03CHECK 588.42

This is improved property, known as: 7005 Northridge Drive, Nashville, Tennessee 37221

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 successors 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 30th day of October, 1992.

John Rochford Builders

By: James G. Monsey
Title:

CECIL Z. WILSON III REGISTER DAVIDSON COUNTY, TN
Nov 3 11 32 AM '92
IDENTIFICATION REFERENCE
60452

State of Tennessee
County of Davidson

Before me, the undersigned, personally appeared James G. Monsey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of John Rochford Builders, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Nashville, Tennessee, this 30th day of October, 1992.

PERCY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: 7/27/96

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8774 PAGE 537

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 156600.00
CON TX 579.42
PRFEE 1.00
WDEED 8.00
TOTAL 588.42
CHECK 588.42

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 2508

6045.2

IDENTIFICATION REFERENCE

Nov 3 11 32 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 586380