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WARRANTY DEED

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THIS INSTRUMENT WAS PREPARED BY -

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

mail

THIS INDENTURE, made and entered as of the **29th** day of **December, 1992** by and between

Richter Dial Builders, Inc. , a Tennessee corporation,

hereinafter referred to as Grantor, and

James A. Stumph and Kathryn L. Stumph, Husband and Wife ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 72 on the plan of The Woodlands, Phase I, Section I of record in Book 6900, page 498 and 499 Register's Office for said County.

Said Lot No. 72 fronts 35.00 feet on the southerly margin of Elmshade Court and extends back 120.00 feet on the easterly line and 152.68 feet on the westerly line to a dead line in the rear, measuring 131.43 feet thereon.

Being the same property conveyed to Richter Dial Builders, Inc. by deed from Meritbanc Development Corporation of record in Book 8671, page 388, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

Plan of record in Book 6900, page 499, Register's Office, Davidson County, Tennessee.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Richter Dial Builders, Inc.

R. Douglas Richter Sec.

R. Douglas Richter Secretary

CORPORATE

STATE OF Tennessee)
COUNTY OF Williamson)

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared R. Douglas Richter with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be Secretary of the Richter Dial Builders, Inc., the within named bargainor, a corporation, and the he/she as such Secretary, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as Secretary.

Witness my hand, at office, in Brentwood this 29th day of December, 19 92.

Notary Public

Commission Expiration: 11/25/95

NOTARY PUBLIC AT LARGE

88951

IDENTIFICATION REFERENCE

FEB 3 3 14 PM '93

DAVIDSON COUNTY, TN

STATE OF Tennessee
COUNTY OF Davidson

9078 02/03 0101 03CHECK 471.50

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$125,047.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

X James A. Thurgood
Affiant

Subscribed and sworn to before me this **29th** day of **December, 1992.**

Notary Public

Commission Expiration: 11/25/95

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd. Nashville, TN 37215	Sears Mortgage Corporation 440 North Fairway Drive Vernon Hills, IL 60061	1112 Elmshade Court Nashville, TN 37211 172-3A-72CO MAP PARCEL NUMBER

WD-NEW.DOC
File No. 92-281

Anderson & Jordan
Title Co. T.G. No.

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
125047.00
CON TX 462.50
PRFEE 1.00
WDEED 8.00
TOTAL 471.50
CHECK 471.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/03/93 01 15:13 0001 9078

8895 IDENTIFICATION REFERENCE

FEB 3 9 14 AM '93

FELIX Z. WILSON, II
REGISTER OF
DAVIDSON COUNTY, TN

No. 617602