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: (kd) (Title No: 32811)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 93000.00

Affiant

Sworn and subscribed before me this 19th day of February, 1993.

Notary Public

My Commission Expires:

CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Thomas J. Bayersdorfer
Crista L. Bayersdorfer
736 Harpeth Parkway West
Nashville, Tennessee 37221

RESPONSIBLE FOR PAYMENT OF TAXES:
Sears Mortgage Corporation
P. O. Box 8111
Vernon Hills, Illinois 60061

MAP-PARCEL NUMBERS
142-14-008

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 **Thomas J. Kelly and spouse, Karen L. Kelly**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Thomas J. Bayersdorfer and spouse, Crista L. Bayersdorfer**, 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. 68 on the plan of Section 1 Harpeth Valley Park, of record in Book 3600, page 93 and 94, Register's Office for said County.

SAID Lot No. 68 fronts 90.0 feet on the northeasterly margin of Harpeth Parkway West and extends back 213.2 feet on the northwesterly line and 225.0 feet on the southeasterly line to a broken line in the rear, measuring 96.6 feet thereon.

BEING the same property conveyed to Thomas J. Kelly and wife, Karen L. Kelly by deed from John P. Hoffman, Jr. and wife, Johnnie G. Hoffman of record in Book 6900, page 370, 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..

The property herein conveyed is subject to restrictive covenants of record in Book 3857 Page 858 and Book 3866, page 656 said Register's Office, and to the matters set forth in the referenced Plan of record.

This instrument is executed on behalf of Thomas J. Kelly and spouse, Karen L. Kelly by Debbie Burns 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.

94233

IDENTIFICATION

FEB 22 10 15 AM '93

DAVIDSON COUNTY, TN

3690 02/22 0101 03CHECK 353.10

This is improved property, known as: 736 Harpeth Parkway West, 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 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 19th day of February, 1993.

Thomas J. Kelly By Debbie Burns Attorney-in-Fact

Thomas J. Kelly, By: Debbie Burns, Atty-In-Fact

Karen L. Kelly By Debbie Burns Attorney-in-Fact

Karen L. Kelly, By: Debbie Burns, Atty-In-Fact

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 **Debbie Burns**, 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 **Thomas J. Kelly and spouse, Karen L. Kelly**, 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 19th day of February, 1993.

CHRISTY WILKINSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: [illegible]

EXHIBIT "A"
To
WARRANTY DEED

FROM: Thomas J. Kelly and Karen L. Kelly

TO: Thomas J. Bayersdorfer and Crista L. Bayersdorfer

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.

Debbie Burns, Affiant

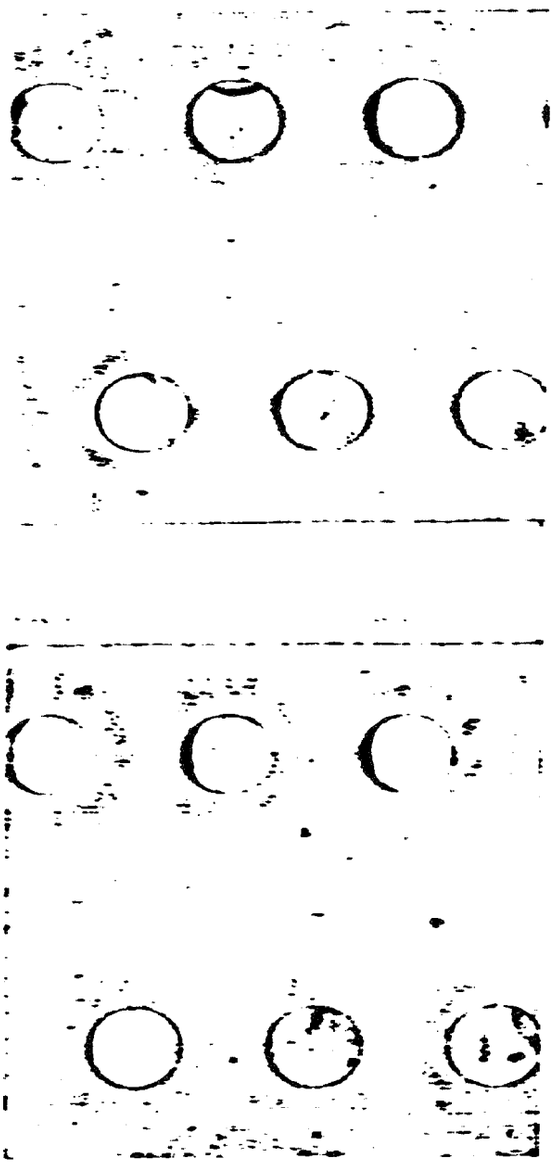
Sworn to and subscribed before me this

19th day of February, 1993.

CHRISTY WILKINSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: [illegible]



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

RECEIVED OF _____

FOR _____

BOOK 8870 PAGE 45

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	93000.00
CON TX	344.10
PRFEE	1.00
MDEED	8.00
TOTAL	353.10
CHECK	353.10

22 22 93 01 10:15 0001 5690

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94233

IDENTIFT REFERENCE

FEB 22 10 16 AM '93

DAVIDSON COUNTY, TN

No. 623315