Box 22

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,500.00

Joseph Michael Woodward
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 19 88.

Notary Public

MY COMMISSION EXPIRES: 11-26-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Joseph Michael Woodward (NAME)	Countrywide Funding Corporation (NAME)	119-6-66
71 Elberta Street (STREET ADDRESS OR ROUTE NUMBER)	155 N. Lake Ave., P.O. Box 7137 (STREET ADDRESS)	6DA-14559
Nashville, TN 37210 (CITY) (STATE) (P.O.ZIP)	Pasadena, CA 91109-7137 (CITY) (STATE) (ZIP)	

FOR AND IN 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, Gretchen Fowler Holladay 1973 03/02 0101 08CHECK 119.90

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Michael Woodward and wife, Jacklyn Ann Woodward

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 16, on the Plan of Sterling Subdivision, of record in Book 1424, page 97, Register's Office for Davidson County, Tennessee.

SAID Lot No. 16, which is a corner lot, fronts 38.00 feet on the southerly margin of Elberta Street and fronts 140.00 feet on the westerly margin of Boone Drive, said frontages being joined by a curve having a length of 31.42 feet, and extends back 160.00 feet on the westerly line and 58.00 feet on the southerly line to a point of intersection.

BEING the same property conveyed to Mary Alice Duncan and husband, Neal B. Duncan by deed from Helen D. Allen, of record in Book 1875, page 367, Register's Office for Davidson County, Tennessee. The said Neal B. Duncan predeceased Mary Alice Duncan. The said Mary Alice Duncan has since died testate; and by Will of Record in Book 161, page 16, Probate Office for Davidson County, Tennessee, subject property was devised to Gretchen Fowler Holladay.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN
MAR 2 2 04 PM '88
IDENTIFI REFERENCE
0092297

This is unimproved (X) improved ( ) property, know as 71 Elberta Street, Nashville, TN 37210
(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 convenant 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 her hand this 29th day of February, 19 88

Gretchen Fowler Holladay
Gretchen Fowler Holladay

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gretchen Fowler Holladay

the bargainor, with whom I am personally acquainted, * and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of February, 1988

Commission expires 11-12-89

Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

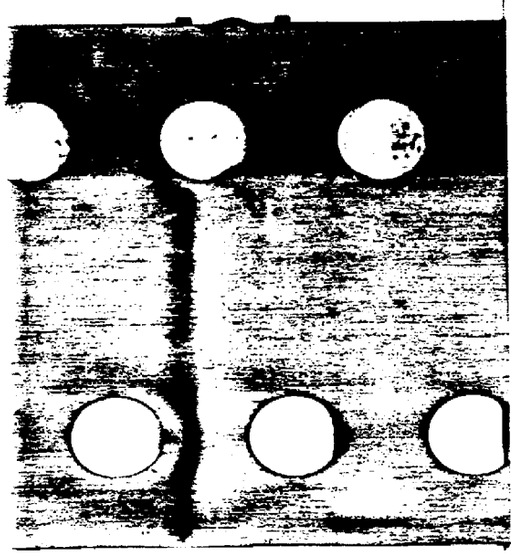
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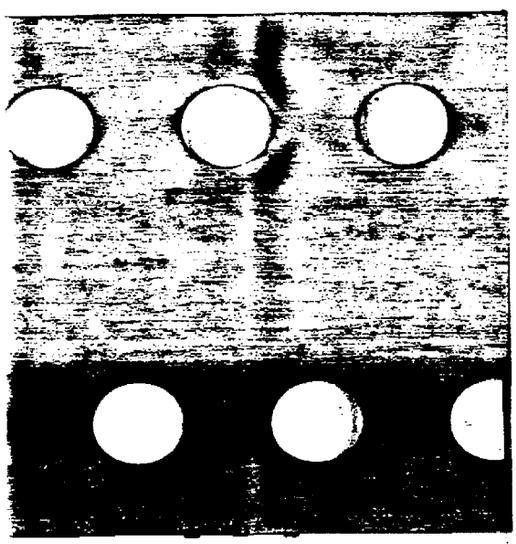
Gretchen Fowler Holladay

TO

Joseph Michael Woodward and wife, Jacklyn Ann Woodward

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203





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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	40500.00
CON TX	113.40
PRFEE	0.50
WDEED	6.00
TOTAL	119.90
CHECK	119.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 94 0001 1993

D09297

IDENTIFI REFERENCE

MAR 2 2 05 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 66691