file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Sharon W. Thompson	Countrywide Funding Corporation	MAP 148-5
312 Leopole Rd.	155 N. Lake, P.O. Box 7137	PARCEL 19
Nashville, TN 37211	Pasadena, CA 91109-7137	5DU-03636

WARRANTY DEED BOOK 7531 PAGE 701

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, Van Wesley Stephenson and wife, Karen Lynn Stephenson hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Sharon W. Thompson hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 77 on the plan of Hillbrook, Section 3, of record in Book 3300, page 84, Register's Office for said County.

SAID Lot No. 77 fronts 89.00 feet on the easterly margin of Leopole Road and extends back 151.5 feet on the northerly line and 163.0 feet on the southerly line to a dead line in the rear, measuring 89.74 feet thereon.

BEING the same property conveyed to Van Wesley Stephenson and wife, Karen Lynn Stephenson by deed from Hoy D. Allen and wife, Dorothy J. Allen of record in Book 7048, page 963, Register's Office for Davidson County, Tennessee.

[illegible] 05/02 0101 03CHECK 254.30

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Countrywide Funding Corporation, of record in Book 7048, page 966, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is ~~an~~ unimproved property, known as 312 Leopole Rd., Nashville, TN 37211.

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; and Grantor covenants with the said Grantee that Grantor is lawfully seized 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; and 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. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 29th day of April, 1988.

Karen Lynn Stephenson
Karen Lynn Stephenson

Van Wesley Stephenson
Van Wesley Stephenson

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29th day of April, 1988, before me personally appeared Van Wesley Stephenson and wife, Karen Lynn Stephenson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7531 PAGE 702

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 88,500.00.

Sharon W. Thompson
Affiant

Subscribed and sworn to before me, this the 29th day of April, 1988.

My Commission Expires: 10-24-88

_____
Notary Public

MAY 2 2 22 PM '88
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

IDENTIFI REFERENCE

29279

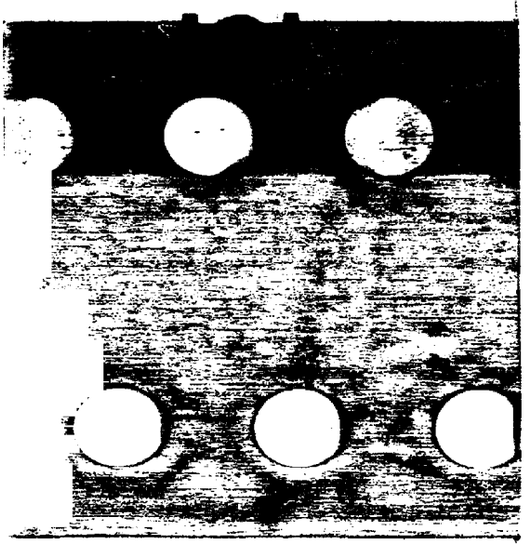
WARRANTY DEED

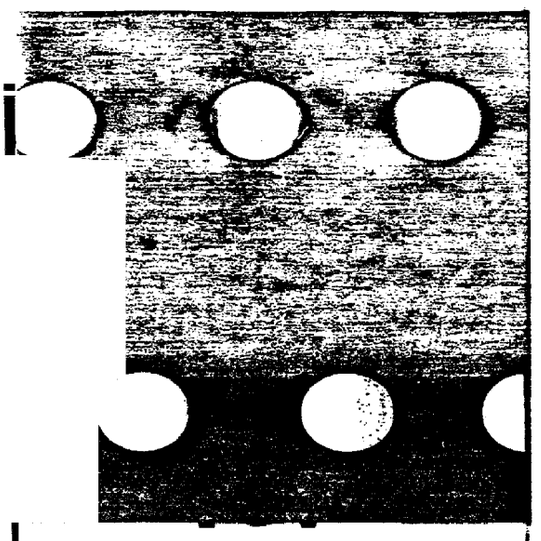
from:
Van Wesley Stephenson and wife,
Karen Lynn Stephenson

to:
Sharon W. Thompson

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27507





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7531 PAGE 703

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	88500.00
CON TX	247.80
PRFEE	0.50
MDEED	6.00
TOTAL	254.30
CHECK	254.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2137

26279

IDENTIFICATION REFERENCE

MAY 2 2 22 PM '80

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 86427