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FORM NO. WD-1

File # 23062
Loan # 6-3-5760-02

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $94,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 19 88

Notary Public

MY COMMISSION EXPIRES: 3-11-91
(AFFIX SEAL)

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAVID A. GOLDBERG	Biltmore Mortgage Company	MAP 91-16
(NAME)	(NAME)	
4511 Dakota Avenue	8601 Six Forks Road, Suite 600	PAR 146
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn 37209	Raleigh, NC 27615	25 W 01475
(CITY) (STATE) (P.O. ZIP)	(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, WILLIAM M. COWELL and wife JANIS B. COWELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID A. GOLDBERG and wife CAROL L. HAGEN

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 412 of Block 21 on the Map of Charlotte Park Company's First Addition, as of record in Book 57, Page 103, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to William M. Cowell and wife Janie B. Cowell by deed from Gladys H. Purdy, single of record in Book 6398, Page 455, Register's Office for Davidson County, Tennessee.

1061 05/26 0101 03CHECK 269.70

33645

IDENTIFICATION REFERENCE

MAY 26 10 47 AM '88

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

X 4511 Dakota Avenue, Nashville, Tn 37209

unimproved ( )
This is improved ( ) property, known as (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 covenant 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 their hand s this 23rd day of May, 19 88

WILLIAM M. COWELL William M. Cowell

JANIS B. COWELL Janis B. Cowell

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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 WILLIAM M. COWELL and wife JANIS B. COWELL

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of May, 1988.

Commission Expires 3-11-91

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

WILLIAM M. COWELL

JANIS B. COWELL

TO

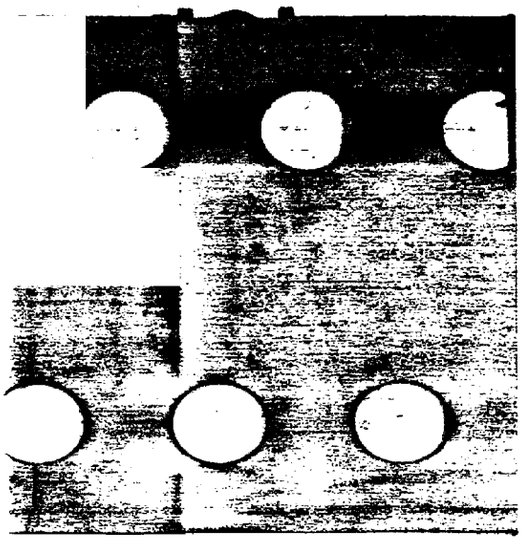
DAVID A. GOLDBERG

CAROL L. HAGEN

Saturn & Mazer, Attorneys
Row 1
Box 7

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

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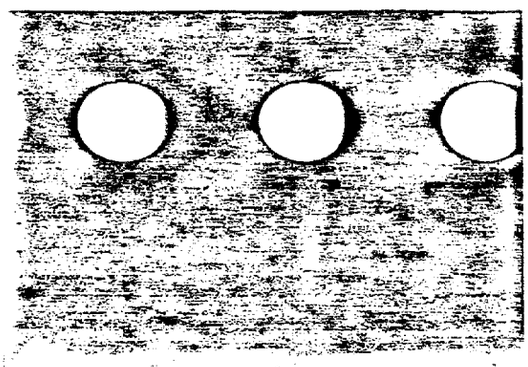
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 94000.00
CON TX 263.20
PRFEE 0.50
WDEED 6.00
TOTAL 269.70
CHECK 269.70

05/26/88 01 10:49 0001 1061

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



33845

IDENTIFICATION REFERENCE

MAY 26 10 47 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 95207