PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. (jcb) (Title No: 30304)

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 90,000.00

Craig M. Culver
Affiant

Sworn and subscribed before me this 27th day of July, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:	**MORTGAGEE:**	**MAP-PARCEL NUMBERS**
Craig M. Culver	Countrywide Funding Corporation	8DZ 49905
755 Brownlee Drive	155 N. Lake Ave., P.O. Box 7137	115-08-003
Nashville, TN 37205	Pasadena, CA 91109-7137	

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 **Andrew I. Marianelli and spouse, Rilla W. Marianelli,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Craig M. Culver,** 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. 47 on the plan of Brook Meade Section IV, of record in Book 2133, page 93, Register's Office for said County.

SAID Lot No. 47 fronts 138.0 feet on the westerly margin of Brownlee Drive and extends back 301.0 feet on the northerly line and 339.1 feet on the southerly line to a dead line in the rear, measuring 140.5 feet thereon.

BEING the same property conveyed to Andrew I. Marianelli and wife, Rilla W. Marianelli by deed from Hamid Hamadamian and wife, Shahvzad Hamadanian of record in Book 6296, page 191, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office, and to the lien of the 1990 property taxes, which have been prorated and the payment of which is assumed by the Grantee.

4516 4 TENN. REFERENCE Jul 30 11 30 AM '90

4630 07/30 0101 03CHECK 304.00

This is improved property, known as: 755 Brownlee Drive, Nashville, TN 37205

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 27th day of July, 1990.

Andrew I. Marianelli — Rilla W. Marianelli

Andrew I. Marianelli — **Rilla W. Marianelli**

State of Tennessee
County of Davidson

On this 27th day of July, 1990, before me the undersigned authority, personally appeared Andrew I. Marianelli and Rilla W. Marianelli, 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 they executed the same as their free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public

W & I 12/89

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

RECEIVED OF _____

FOR _____

BOOK 8162 PAGE 736

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 90000.00
CON TX 297.00
PRFEE 1.00
WDEED 6.00
TOTAL 304.00
CHECK 304.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/30/90 01 11:32 0001 4630

45164

IDENTIFICATION REFERENCE

JUL 30 11 30 AM '90

No. 341406