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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: 30389)

PETSY 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: $ 70,000.00

William H. Landis III
Affiant

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

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
William H. Landis, III
424 Cedarmont Drive
Nashville, TN 37211

MORTGAGEE:
Fundamental Mortgage Corporation
700 West Liberty Street
Louisville, KY 40203

MAP-PARCEL NUMBERS
5 DU 32227, 162-13-130

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 **Sandra S. DeBerry,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William H. Landis, III,** 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. 49 on the plan of Section Two-A Monte Carlo, of record in Book 4955, Page 45, Register's Office for said County.

SAID Lot No. 49 fronts 108.63 feet on the broken easterly margin of Cedarmont Drive and extends back 168.26 feet on the northerly line and 146.67 feet on the southerly line to a dead line in the rear, measuring 61.73 feet thereon.

BEING the same property conveyed to Sandra S. DeBerry by Quitclaim Deed from Robert J. DeBerry, Jr. of record in Book 7583, Page 658, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 5202, Page 261, Register's Office for Davidson County, Tennessee, and to all matters shown on the referenced subdivision Plan.

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 balance of a note secured by a first mortgage deed of trust to Countrywide Funding Corporation of record in Book 7583, Page 660, and assigned to Southmark Mortgage Corporation of America by instrument of record in Book 8168, Page 324, both in the Register's Office for Davidson County, Tennessee, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

527.48 IDENTIFICATION Aug 28 10 20 AM '90 FELIX Z. WILSON TT REGISTER DAVIDSON COUNTY, TN

3887 08/28 0101 03CHECK 238.00

This is improved property, known as: 424 Cedarmont Drive, 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.

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 August, 1990.

Sandra S. DeBerry
Sandra S. DeBerry

State of Tennessee
County of Davidson

On this 27th day of August, 1990, before me the undersigned authority, personally appeared Sandra S. DeBerry, 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 the execution as a free act and deed.

My Commission Expires: 9/26/92

Notary Public

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

W & I: 1289

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 70000.00
				CON TX 231.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 238.00
				CHECK 238.00
			08/28/90 01	10:22 0001 3887

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 2 7 4 8

IDENTIFICATION REFERENCE

AUG 28 10 20 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 350273