THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00261875
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Joseph W. Brown (NAME)	Lomas Mortgage USA (NAME)	MAP 150-11
3304 Oaktimber Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 660721 (STREET ADDRESS)	PARCEL 258.00
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Dallas, TX 75235 (CITY) (STATE) (ZIP)	

BOOK 8258 PAGE 896

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- Dollars,

Cash in hand paid by Joseph W. Brown and wife, Carol S. Brown

and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged, and for a further consideration the said Joseph W. Brown and wife, Carol S. Brown have assumed adn agree to pay the unpaid balance of an original indebtedness in the amount of $76,344.00 secured by deed of trust of record in Book 7099, page 892, as assigned in Book 7099, page 898, and further assigned in Book 7579, page 866, Register's Office for Davidson County, Tennessee.

Corporate Transfer Service, Inc.

have this day bargained and sold, and do hereby transfer and convey unto the said Joseph W. Brown and wife, Carol S. Brown the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 81, Section One, on the Plan of Lake Towne Park, of record in Plat Book 6250, page 818, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Corporate Transfer Service, Inc. by deed from John Leonard Sasin and wife, Carol Ann Sasin of record in Book 8244, page 97, Register's Office for Davidson County, Tennessee.

80108

IDENTIF. REFERENCE

DEC 17 3 35 PM '90

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 75,813.44

Subscribed and sworn to before me this the 13th day of December 19 90

My commission expires: 1/23/93 (Affix Seal)

Affiant: Joseph W. Brown

Notary Public: [signature]

unimproved ( )
This is improved (X) property, known as 3304 Oaktimber Drive, Antioch, TN 37013
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 19th day of November 19 90, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Corporate Transfer Service, Inc.

Raymond D. Quist, President/CEO

Raymond D. Quist, Pres./CEO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

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

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

_____ *Notary Public*

Commission expires _____

STATE OF Minnesota
COUNTY OF Hennepin

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Raymond D. Quist, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* him *self to be* President/CEO *of the* Corporate Transfer Service, Inc., *the within named bargainor, a corporation, and that* he *as such* President/CEO *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President/CEO.

Witness my hand and seal, at office in Hennepin County, Minnesota, *this* 19th *day of* November, *19* 90

Nancy A. Cunningham *Notary Public*

Commission expires 5/22/92

NANCY A. CUNNINGHAM
NOTARY PUBLIC—MINNESOTA
HENNEPIN COUNTY
My Commission Expires May 22, 1992

WARRANTY DEED

FROM

TO

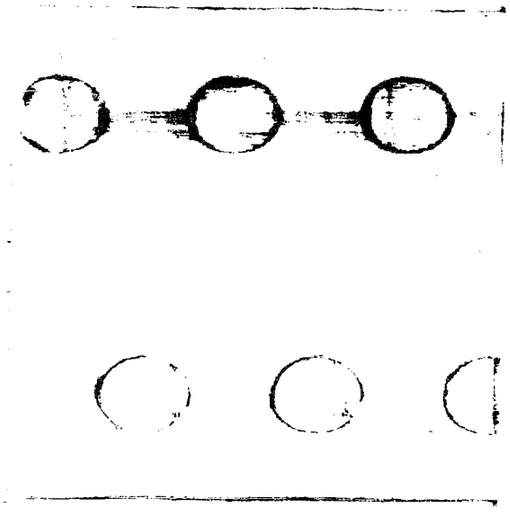
Compliments of
Chicago Title Insurance Company
First Floor -- First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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9984 12/17 0101 03CHECK 257.14

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 75813.44
				CON TX 250.14
				PRFEE 1.00
				WDEED 6.00
				TOTAL 257.14
				CHECK 257.14
			12/17/90 01	15:34 0001 9984

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 0 1 0 8

IDENTIF. REFERENCE

DEC 17 3 35 PM '90

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 382398