BOOK 8299 PAGE 440 File Box 24

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Melanie Flickinger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF February, 19 91

Notary Public

MY COMMISSION EXPIRES: 8-24-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO. (Mortgagee)	MAP-PARCEL NUMBERS
Jeff E. Flickinger (NAME)	Countrywide Funding Corporation (NAME)	MAP 83-7
1 Waters Avenue (STREET ADDRESS OR ROUTE NUMBER)	155 N. Lake Avenue, P.O.Box 7137 (STREET ADDRESS)	PAR. 16
Nashville, TN. 37206 (CITY) (STATE) (P. O. ZIP)	Pasadena, CA. 91109-7137 (CITY) (STATE) (ZIP)	27W 16530

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, Francis J. Tamburin, Sr. and wife, Helen J. Tamburin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeff E. Flickinger and wife, Melanie E. Flickinger, as tenants by the entirety.

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:

BEING the westerly part of Lot 10, Geo. C. Waters Addition to Nashville, as of record in Plat Book 161, Page 141, Register's Office, Davidson County, TN. and further described according to a survey made by Wright & Associates, 2716 Crestdale Drive, Nashville, TN. 37214, License #1014, dated February 13, 1991 as follows:

Beginning at the southwest corner of the herein described tract, said point also being the common corner of Porter Road & Waters Avenue; thence with the northerly margin of Waters Avenue easterly 144 feet to a point; thence northerly 160 feet to the southerly margin of an alley; thence with said alley westerly 86 feet to the easterly margin of Porter Road; thence with the easterly margin of Porter Road southwesterly 174.2 feet to the point of beginning.

This is the same description as in previous deed of record.

Being the same property conveyed to Francis J. Tamburin, Sr. and wife, Helen J. Tamburin by deed from Marvin F. Herrick, the only heir at law of Grace W. Herrick of record in Book 7515, Page 773, Register's Office, Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 1 Waters Avenue, (House Number) (Street) Nashville, TN. 37206 (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 our hand s this 22nd day of February, 19 91

Francis J. Tamburin, Sr.

Helen J. Tamburin

STATE OF TENNESSEE
Davidson County

BOOK 8299 PAGE 441

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Francis J. Tamburin, Sr. and wife, Helen J. Tamburin

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of February, 1991

Commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

Before me _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Francis J. Tamburin, Sr.

Helen J. Tamburin

TO
Jeff E. Flickinger

Melanie E. Flickinger

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

95426

IDENTIF. TREFERENCE

FEB 27 8 57 AM '91

FELIX Z. [illegible]
DAVIDSON COUNTY TN.

9865 02/27 0104 CHECK 271.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8299 PAGE 442

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 80000.00
CON TX 264.00
PRFEE 1.00
WDEED 6.00
TOTAL 271.00
CHECK 271.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/27/91 01 08:59 0001 9865

95426

IDENTIF. REFERENCE

FEB 27 8 57 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 400113