Prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY
P. O. Box 1189
Madison, Tennessee 37116

New Owner:	Send Tax Bills To:	Map/Parcel #:
Joseph P. Counts	Commercial Federal Mtg. Corp.	Map 176-5
4828 Hickory Way	2120 S. 72nd Street	Parcel 111
Antioch, TN 37013	Omaha, Nebraska 68124	

LIMITED WARRANTY DEED

1933 03/07 0101 03CHECK 310.60

THIS LIMITED WARRANTY DEED, executed this 27th day of February, 1991, by the Resolution Trust Corporation, a corporate instrumentality of the United States Government, in its limited capacity as Receiver for Hill Financial Savings Association (hereinafter the "Grantor"), and JOSEPH P. COUNTS and BOBBI-LYN AUSBURN (hereinafter the "Grantee"). (Wherever used herein, the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations wherever the context so permits or requires).

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), in hand paid by the Grantee, the receipt of which is hereby acknowledged, does hereby grant , bargain, sell and convey unto Grantee forever, all the right, title, interest, claim and demand which Grantor has in and to the following described lot, piece or parcel of land, situate, lying and being the County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 76 on the Plan of Hickory Woods, Section B, of record in Book 6900, Page 512, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Resolution Trust Corporation, Receiver for Hill Financial Savings Association, by Quitclaim Deed from Lenders Builders Corporation, of record in Book 8305, Page 687, Register's Office for Davidson County, Tennessee.

The Resolution Trust Corporation was appointed as Receiver of Hill Financial Savings Association on October 12, 1989, by the Office of Thrift Supervision ("OTS") by OTS Order No. 89-292 pursuant to §5 (d) (2) (H) (ii) of the Home Owners' Loan Act of 1933 ("HOLA"), as amended by §301 of the Financial Institutions Reform, Recovery and Enhancement Act of 1989.

This is improved property known as: 4828 Hickory Way
Antioch, TN 37013

TO HAVE AND TO HOLD the same together with all and singular the appurtenances and improvements thereunto belonging or in anywise appertaining, in all the estate, right, title, interest, lien, equity and claim whatsoever of Grantor, to the only proper use, benefit and behoof of Grantee forever; and Grantor does hereby bind itself, its successors and assigns, to warrant and defend all

and singular, the Property unto Grantee, and Grantee's successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under Grantor.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

RESOLUTION TRUST CORPORATION,
RECEIVER FOR HILL FINANCIAL
SAVINGS ASSOCIATION

BY: J. Michael Barganier
J. MICHAEL BARGANIER
ATTORNEY - IN - FACT
Title: Assistant Director

STATE OF GEORGIA)
COUNTY OF FULTON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared J. MICHAEL BARGANIER, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Assistant Director of RESOLUTION TRUST CORPORATION, RECEIVER FOR HILL FINANCIAL SAVINGS ASSOCIATION, the within bargainor, a corporation, and that he as such officer, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Assistant Director.

WITNESS my hand and official seal at Atlanta, Georgia, this the 27th day of February, 1991.

Jane J. Hopp
Notary Public

JANE J. HOPP NOTARY PUBLIC FULTON COUNTY GEORGIA

My Commission Expires: Notary Public, Fulton County, Georgia
My Commission Expires July 5, 1994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, is $ 92,000.00.

Brenda Dawson
Affiant

SWORN to and subscribed before me,
this 27th day of February. 19 91.

Kathy Burns
Notary Public

KATHY BURNS NOTARY PUBLIC DAVIDSON COUNTY TENN

My Commission Expires: 11/27/93

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8305 PAGE 691

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

MAMT 92000.00
ERR CO
MAMT 92000.00-
CAMT 92000.00
CON TX 303.60
PRFEE 1.00
WDEED 6.00
TOTAL 310.60
CHECK 310.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/07/91 01 12:25 0001 1833

9766U

IDENTIF. TREFERENCE

MAR 7 12 23 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 402650