PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (blw) (Title No: 31601)
Dav. Co. File: Box 8

State of Tennessee BOOK 8561 PAGE 296
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 109,900.00

G. Michael Hallmark
Affiant

Sworn and subscribed before me this 26th day of February, 1992.

CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Christy Wilkins
Notary Public

My Comm. Expires: Sept 16, 1995

ADDRESS NEW OWNER:
G. Michael Hallmark
3510 Crestridge Drive
Nashville, TN 37204

RESPONSIBLE FOR PAYMENT OF TAXES:
Countrywide Funding Corporation
155 N. Lake Ave.,P.O.Box 7137
Pasadena, CA 91109-7137

MAP-PARCEL NUMBERS
118-10-181

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 **Julia Ann Mitchell Peeler and spouse, James Peeler,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **G. Michael Hallmark and Janice L. Spears,** as joint tennants with right of survivorship, 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. 36 on the plan of Longview Manor Section One and Two, of record in Book 1424, page 127, Register's Office for said Country.

SAID Lot No. 36 fronts 110.89 feet on the easterly margin of Crestridge Drive and extends back 243.4 feet on the southerly line and 258.3 feet on the broken northerly line to a dead line in the rear, measuring 32.4 feet thereon.

BEING the same property conveyed to Julia Ann Mitchell, unmarried, by deed from Richard G. Long and wife, Michelle Wisdom Long of record in Book 6964, page 914, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

5536 02/28 0101 03CHECK 413.63

8.8.0.2

IDENTIFICATION REFERENCE

Feb 28 2 19 PM '92

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

This is improved property, known as: 3510 Crestridge Drive, Nashville, TN 37204

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 26th day of February, 1992.

Julia Ann Mitchell Peeler

James Peeler

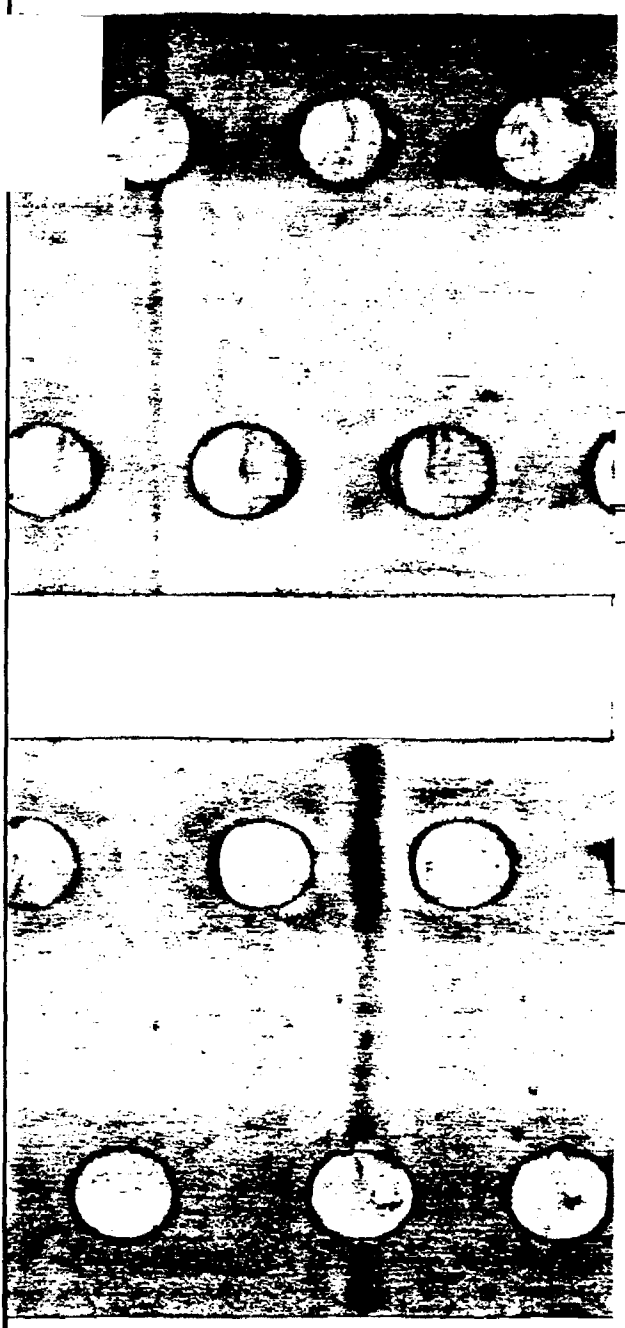
State of Tennessee
County of Davidson

On this 26th day of February, 1992, before me the undersigned authority, personally appeared Julia Ann Mitchell Peeler and and James Peeler, to the 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.

CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 8561 PAGE 297

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 109900.00
CON TX 406.63
PRFEE 1.00
WDEED 6.00
TOTAL 413.63
CHECK 413.63
02/28/92 01 14:13 0001 5536

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.8.0.0.2

IDENTIFI REFERENCE

Feb 28 2 13 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 506044