WARRANTY DEED FOR TENNESSEE

BOOK 8631 PAGE 945

THIS INDENTURE, made and entered into this 20th day of May ,19 92 , by and between, Otho Whitsitt Higley, Jr. and Rebecca Agee Higley, husband and wife party(ies) of the first part, and Juanita Boguskie, unmarried their heirs and assigns, party(ies) of the second part,

WITNESSETH: That for and in consideration of the sum of TEN DOLLARS ($10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargined and sold and does hereby bargain, sell, convey and confirm unto the party(ies) of the second part, the following described real estate situated, lying and being in the County of Davidson ,State of Tennessee, to wit:

Being Lot No. 71 on the Plan of Blair Heights, Section 6, as of record in Book 2331 at page 98, Register's Office for Davidson County, Tennessee. Said Lot 71 fronts 137.35 feet on the easterly side of Gibson Drive and runs back 252.51 feet on the northerly line and 254.70 feet on the southerly line to a line in the rear which measures 84.60 feet.

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12471

IDENTIF. TREFERENCE

MAY 22 10 33 AM '92

FELIX [illegible] REGISTER
DAVIDSON COUNTY TN.

PROPERTY ADDRESS: 623 Gibson Drive, Madison, TN 37115

BEING the same property acquired by the party of the first part by deed recorded in Book 8342 at page 296 Registers Office for said County, Tennessee. See also deed references in Book 5809 at page 942, and in Book 6406 at page 25, said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party(ies) of the second part, their heirs and assigns in fee simple forever.

SAID CONVEYANCE is made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1992, and subsequent years.

AND THE SAID part of the first part does hereby covenant with the said party(ies) of the second part that he/she is lawfully seized in fee of the aforedescribed real estate; that he/she has a good right to sell and convey the same; that the title and quite possession thereto he/she will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her no further or otherwise.

IN WITNESS WHEREOF the undersigned has set his/her/their hand and seal on this date first written above.

Otho Whitsitt Higley, Jr.

Rebecca Agee Higley

STATE OF TENNESSEE)
COUNTY OF Davidson) ss

Before me, the undersigned, a Notary Public in and for said State and County, aforesaid, personally appeared Otho Whitsitt Higley, Jr. and Rebecca Agee Higley, husband and wife, who is personally well known to me and known to me to be the person(s) who executed the foregoing instrument of even date and acknowledged the foregoing instrument to be his/her/their free act and deed.

WITNESS my hand and seal this 20th day of May, 19 92

Notary Public
Kenneth C. Kant

My Commission Expires: February 2, 1993

STATE OF TENNESSEE)
COUNTY OF _____) ss

Before me, the undersigned, a Notary Public in and for said State and County, aforesaid, personally appeared _____, who is personally well known to me and known to me to be the person(s) who executed the foregoing instrument of even date and acknowledged that he/she is the _____ of _____, a Corporation/Partnership/Joint Venture and who executed the foregoing instrument as its free act and deed.

WITNESS my hand and seal this _____ day of _____, 19___.

Notary Public

My Commission Expires: _____

MAP AND PARCEL NUMBER: 051-04-0 013.00

STATE OF TENNESSEE, COUNTY OF Davidson.

The actual consideration or value, which ever is greater for this transfer is $ 63,000.00.

Sworn and Subscribed to before me this 20th day of May, 19 92.

Affiant
Notary Public
Kenneth C. Kant

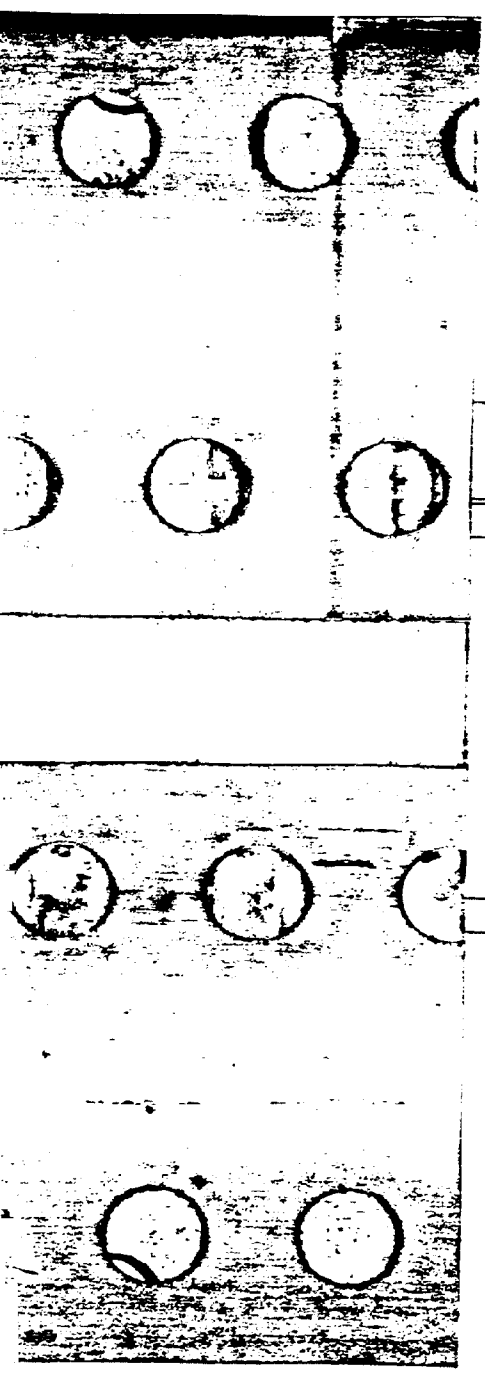
My Commission Expires: February 2, 1993

Address of New Owner:	Send Tax Bills To:
Juanita Boguskie	Countrywide Funding Corporation
623 Gibson Drive	155 North Lake Avenue
STREET ADDRESS Madison, TN 37115	STREET ADDRESS Pasadena, CA 91109-7137
CITY/STATE/ZIP	CITY/STATE/ZIP

PREPARED BY AND PLEASE RETURN TO:

SUPERIOR TITLE & ESCROW SERVICES, INC.
919 WEST MAIN STREET, SUITE U-3
HENDERSONVILLE, TN 37075
(615) 822-9232

FILE #: 92-0970



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 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	63000.00
CON TX	233.10
PRFEE	1.00
WDEED	6.00
TOTAL	240.10
CHECK	240.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/22/92 01 [illegible] 0001 9206

12471

IDENTIF. REFERENCE

MAY 22 10 33 AM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 533374