BOX 15

WARRANTY DEED

SPECIAL WARRANTY DEED

BOOK 8949 PAGE 107

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May 19 93

Notary Public

MY COMMISSION EXPIRES: May 26, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, Tn. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Warren V. Picillo, Jr. (NAME)	SAME (NAME)	MAP 52-8
1184-1186 Sioux Terrace (ADDRESS)	(ADDRESS)	PARCEL 106
Madison, TN 37115 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, The New York Guardian Mortgagee, Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Warren V. Picillo, Jr. and wife, Julie A. Picillo

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:

Land in Davidson County, Tennessee, being Lot No. 182, Section Four, on the Plan of Sequoia Valley, as of record in Book 5200, page 215, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to The New York Guardian Mortgagee Corporation, by deed from Arnold M. Weiss, Substitute Trustee, of record in Book 8814, page 303, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

By, through, and under, but not otherwise the following limitation of warrantees shall be deemed superior and override any others contained herein:

Warrantees contained herein extend only to Grantee herein and pertain only to those defects placed or caused to be placed on the above property by the within captioned Grantor.

1 9 3 0 8

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3096 05/14 0101 03CHECK 116.30

unimproved ( )
This is improved (X) property, known as 1184-1186 Sioux Terrace, Madison, TN 37115
(House Number) (Street) (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 my hand this 5 day of May 19 93

The New York Guardian Mortgagee, Corporation
By: Micheal H. Sorroka as receiver by ITT Residential Capital Corporation/ f/k/a ITT Bowest Corporation as Attorney in Fact:

KAREN S. SHIELDS - Assistant Vice President

RITA HIRSCHON-Assistant Secretary

BOX 15

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STATE OF CALIFORNIA)
) SS.
COUNTY OF SAN DIEGO)

On this 5th day of MAY, 1993, before me, the undersigned Notary Public, personally appeared KAREN S. SHIELDS and RITA HIRSCHON each personally known to me (or proved to me on the basis of satisfactory evidence) to be the Assistant Vice President and Assistant Secretary of ITT Residential Capital Corporation f/k/a ITT Bowest Corporation and known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument on behalf of said ITT Residential Capital Corporation*, the corporation that executed and whose name is subscribed to the within instrument as the attorney-in-fact of The New York Guardian Mortgagee Corporation, by Michael H. Soroka As Receiver, and acknowledge to me that they subscribed the name of The New York Guardian Mortgagee Corporation, by Michael H. Soroka As Receiver, thereto as principal and the name of ITT Residential Capital Corporation*as attorney-in-fact for The New York Guardian Mortgagee Corporation, by Michael H. Soroka As Receiver, and that said ITT Residential Capital Corporation* executed the same as such attorney-in-fact.

WITNESS my hand and official seal.

*ITT Residential Capital Corporation
f/k/a ITT Bowest Corporation

Elizabeth L. Drew
Notary Public
State of California
Principal Office San Diego County

OFFICIAL SEAL
Elizabeth L. Drew
NOTARY PUBLIC - CALIFORNIA
SAN DIEGO COUNTY
My Comm. Expires July 11, 1995

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 29000.00
CON TX 107.30
PRFEE 1.00
WDEED 8.00
TOTAL 116.30
CHECK 116.30

05/14/93 01 15:32 0001 3296

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19808

SEE WTIFT REFERENCE

MAY 14 3 33 PM '93

DAVIDSON COUNTY, TN

No. 651376