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: (ljh) (Title No: 33768)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 113000.00

Diane S. Keeney
Affiant

Sworn and subscribed before me this 31st day of August, 1993.

Notary Public

My Comm. Expires: 7/27/96

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Diane S. Keeney 1603 Stokes Lane Nashville, TN 37215	Countrywide Funding Corp. 155 N. Lake Avenue Pasadena, CA 91109-7137	117-08-284

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 **Joseph M. Pellecchia and Carmine D. Pellecchia, as tenants in common,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Diane S. Keeney, a single person,** 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. 5 on the plan of Stokes Retreat, of record in Book 4955, page 15, Register's Office for said County.

Said Lot No. 5 fronts 60.0 feet on the southerly margin of Stokes Lane and extends back 166.23 feet on the easterly line and 185.42 feet on the westerly line to a dead line in the rear, measuring 63.0 feet thereon.

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

Being the same premises conveyed to Joseph M. Pellechia, and Carmine D. Pellechia by Installment Deed from M.D. Sweeney and wife, Ruth D. Sweeney of record in Book 5736, page 456, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of Carmine D. Pellecchia by Joseph M. Pellecchia as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

59006

IDENTIF. A REFERENCE

FILED 93 SEP -2 AM 11:08
PETER K. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved property, known as: 1603 Stokes Lane, Nashville, TN 37215

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 1st day of September, 1993.

Joseph M. Pellecchia

Carmine D. Pellecchia, By: Joseph M. Pellecchia, Atty-In-Fact

State of Tennessee
County of Davidson

On this 1st day of September, 1993, before me the undersigned authority, personally appeared **Joseph M. Pellecchia**, to me 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.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

Notary Public

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Joseph M. Pellecchia**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Carmine D. Pellecchia**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 1st day of September, 1993.

Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LA... STATE OF TENNESSEE

My Commission Expires: 7/27/96

EXHIBIT "A"
To
WARRANTY DEED

FROM: Joseph M. Pellecchia and Carmine D. Pellecchia

TO: Diane S. Keeney

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Joseph M. Pellecchia, Affiant

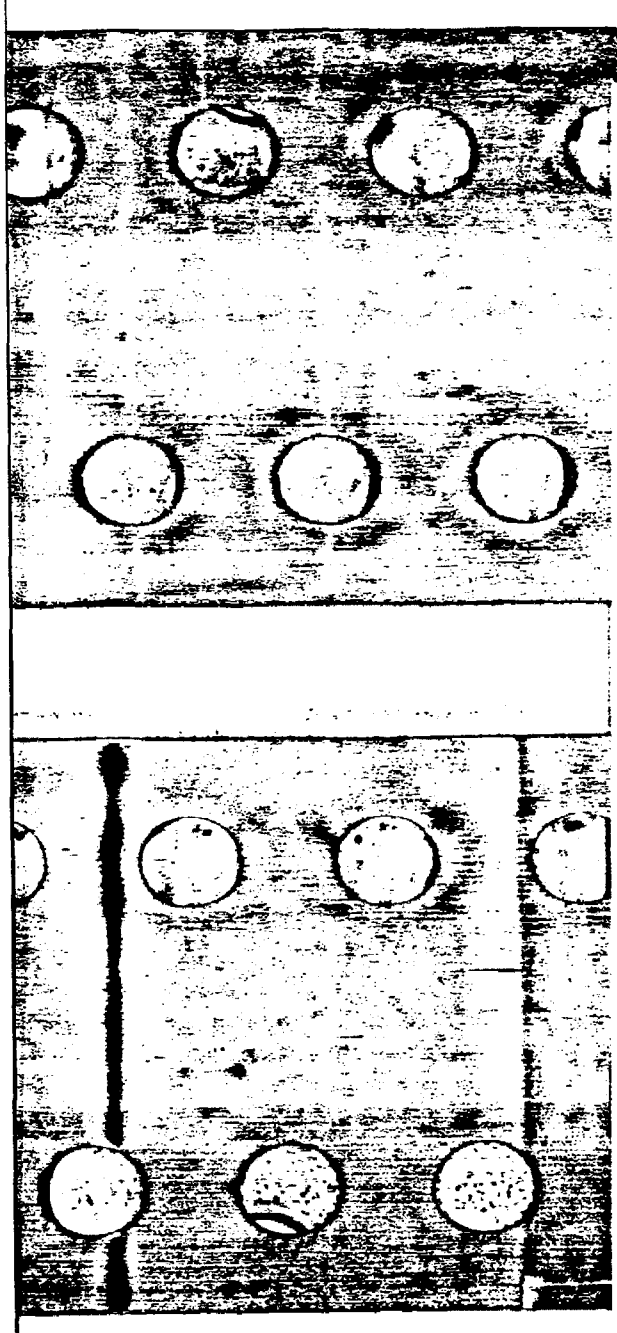
Sworn to and subscribed before me this
1st day of September, 1993.

Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LA... STATE OF TENNESSEE

My Commission Expires: 7/27/96

1139 09/02 0101 03CHECK 427.10



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

RECEIVED OF _____

FOR _____

BOOK 9068 PAGE 743

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	113000.00
			CON TX	418.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	427.10
			CHECK	427.10
09/02/93		01	11:09 0001	1139

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59006
IDENTIF. ^ REFERENCE

93 SEP -2 AM 11:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 693614