This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
1281-G N. Mt. Juliet Road
Mt. Juliet, TN 37122
(615) 754-9151

ADDRESS NEW OWNER:
Hussam M. Abualrob
613 Cavendish Court
Antioch, TN 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Countrywide Funding Corporation
155 N. Lake Avenue, P.O. Box 7137
Pasadena, CA 91109-7137

MAP AND PARCEL:
MAP 149-1B
PARCEL 35
2DX 07538

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Judy Titko, Unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Hussam M. Abualrob, Unmarried , 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:

BEING Lot No. 302 on the Plan of Piccadilly Square, Phase 3, of record in Book 6250, Pages 892, 893, and 894, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James K. Titko and wife, Judy A. Titko , by deed from Chapel Development Company of record in Book 7349, Page 343, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This lot is part of a Planned Unit Development and is conveyed subject to Declaration of Covenants and Restrictions, Articles of Incorporation of Piccadilly Square Homeowners Association; By-Laws of the Association, Master Deed, Information Brochure, additional Restrictive Covenants for Single and Two Family Dwelling Units, Common Area Worksheets, all as made, provided and set out in instrument of record in Book 6236, Pages 683 through 733, both inclusive, said Register's Office. This lot is also conveyed subject to Amendment to Articles of Incorporation of Piccadilly Square Homeowners Association, as of record in Book 6295, Page 548, et seq; Book 6295, Page 556, et seq; Book 6295, Page 564, et seq; and Book 6300, Page 423, et seq.; Amendments to By-Laws of Piccadilly Square Homeowners Association of record in Book 6295, Page 572, et seq; Book 6295, Page 580, et seq; Book 6295, Page 588, et seq; and Book 6300, Page 431, et seq; Amendments to Information Brochure of record in Book 6295, Page 596, et seq; Book 6295, Page 602, et seq; and Book 6300, Page 439, et seq; Amendments to Declaration of Covenants and Restrictions of record in Book 6295, Page 506, et seq; Book 6295, Page 520, et seq; Book 6295, Page 534, et seq; and Book 6300, Page 409, et seq; re-recorded in Book 6306, Page 833, et seq; Book 6496, Page 100, et seq; Book 6496, Page 107, et seq; Book 6496, Page 114, et seq; Book 6518, Page 184, et seq; and Book 6518, Page 190, et seq; Restrictive Covenants of record in Book 6900, Page 14; Deed of Correction of Piccadilly Square Homeowners Association of record in Book 6295, Page 503; Document of Clarification in Book 6830, Page 739; Conveyance of Common Area in Book 6496, Page 99; Declaration of Restrictive Covenants of record in Book 6355, Page 322, Articles of Incorporation in Book 7288, Page 963; One-half acre reserved for graveyeard of record in Book 854, Page 73; Storm Water

Detention Agreement of record in Book 6782, Page 518; Deed to Picadilly Square Homeowners Association in Book 7778, Page 366, the Plan of record in Book 6250, Pages 892-894, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Countrywide Funding of record in Book 7349, Page 346, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s).

This conveyance is subject to all matters on the Plan of record in Book 6250, Pages 892, 893, and 894, said Register's Office.

This is improved property known as 613 Cavendish Court, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hussam M. Abualrob, Unmarried, their heirs and assigns, forever; and we, Judy Titko, Unmarried 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

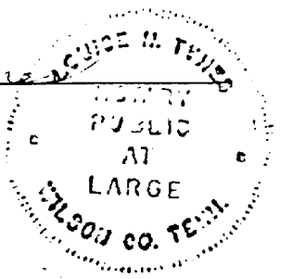
Witness our hands this the 11th day of July, 1994.

Judy Titko

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Judy Titko, Unmarried the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, TN, this the 11th day of July, 1994.

NOTARY PUBLIC



My Commission Expires: 4/25/95

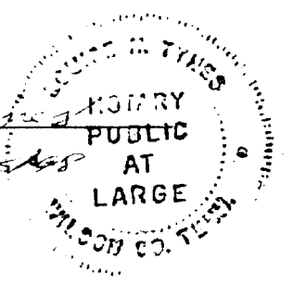
STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 145,778.05.

AFFIANT

Subscribed and sworn to before me this 11th day of July, 1994.

NOTARY PUBLIC
My Commission Expires: 4/25/95



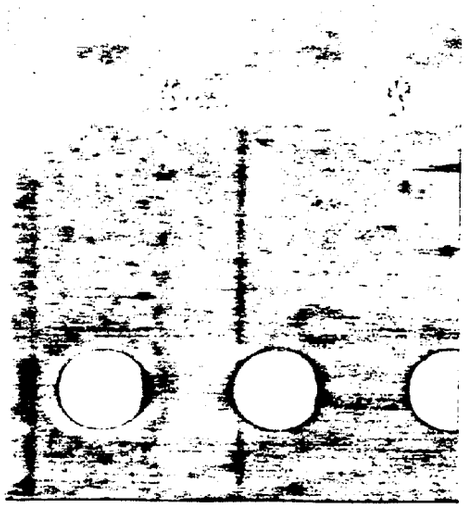
71814

IDENTIF. & REFERENCE

94 JUL 18 AM 10:23

FELIX Z. REGISTER
DAVIDSON COUNTY, TN.

7747 07/18 0101 03CHECK 552.46



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

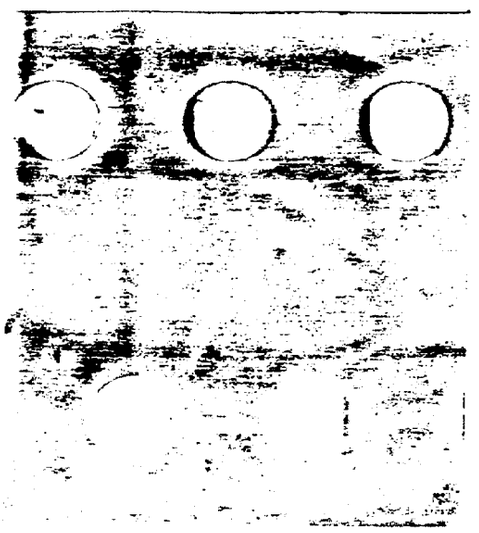
RECEIVED OF _____

FOR _____

BOOK 9409 PAGE 334

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT 145778.05
CON TX 539.46
PRFEE 1.00
WDEED 12.00
TOTAL ~~552.46~~
CHECK ~~552.46~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/18/94 01 10:23 0001 7747

71814
IDENTIF. ↑ REFERENCE

94 JUL 18 AM 10:23

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 814340