This Instrument Prepared By:

JONES & SHOCKLEY
1319 Fifth Avenue North
Nashville, Tennessee 37208

BOOK 9570 PG 865

Address New Owner as Follows: Send Tax Bills To: Map-Parcel No.

R.O. Rivera and wife, SAME 119-9-173
Ernestine Rivera
2711 Foster Avenue,
Nashville, Tennessee 37210

95 JAN 13 AM 11:51
DAVIDSON COUNTY, TN.

PICK-UP

25231

IDENTIFICATION REFERENCE

STATE OF Tennessee)
COUNTY OF Montgomery)

The actual consideration for this transfer is $325,000.00.

Affiant

Subscribed and sworn to before me, this 11th day of January, 1995.

NOTARY PUBLIC

My Commission Expires: 13 January 1997

1911 01/13 0101 03CHECK 1215.50

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 31st day of August, 1994 by RESOLUTION TRUST CORPORATION, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., whose address is 100 Colony Square, Box 68 Suite 2300, Atlanta, GA 30361, as GRANTOR, to R. O. Rivera and wife, Ernestine Rivera, whose address is 211 South Sixth Street, Clarksville, TN 37040, as GRANTEE.

Witness that Grantor, for good and valuable consideration, paid in hand at and before the sealing and delivery of this instrument, the receipt of which is acknowledged, grants to Grantee all the real property located in Davidson County, Tennessee, more particularly described in **Exhibit A** to this instrument. Together with all tenements, hereditaments and appurtenances thereto; subject to current real property taxes, zoning and other governmental restrictions, and all covenants, conditions, restrictions, easements, rights-of-way and other matters of record.

TO HAVE AND TO HOLD said real property, together with all improvements thereon and all appurtenances thereunto belonging unto Grantee, its successors and assigns forever.

AND GRANTOR DOES COVENANT with Grantee, its successors and assigns, that Grantor is lawfully seized and possessed of said property, that Grantor has a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance except as noted herein.

Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Special Warranty Deed.

THIS PROPERTY IS BEING CONVEYED IN ITS PRESENT CONDITION "AS IS", "WHERE IS" AND "WITH ALL FAULTS." GRANTOR MAKES NO WARRANTY OR REPRESENTATION OF ANY KIND OR NATURE WHATSOEVER, EXPRESS OR IMPLIED, OR ARISING BY OPERATION OF LAW, WITH RESPECT TO THE PROPERTY OR ANY COMPONENT THEREOF INCLUDING, BUT NOT LIMITED TO, ANY WARRANTY OR CONDITION, HABITABILITY, MERCHANTABILITY, SUITABILITY OR FITNESS FOR A PARTICULAR PURPOSE IN RESPECT TO THE PROPERTY HEREIN CONVEYED OR ANY COMPONENT THEREOF.

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

GRANTOR:

RESOLUTION TRUST CORPORATION
as Receiver for Metropolitan Federal
Savings and Loan Association, F.A.

By: Joyce Webster
Authorized Agent and
Attorney-In-Fact Pursuant
to Power of Attorney
Dated _____ and of record in
Book 9570, Page 858, Register's
Office for Davidson County,
Tennessee.

STATE OF Maryland)
)
COUNTY OF Prince George's)

On this 5th day of October, 1994, personally appeared before me, a Notary Public for the State and County aforesaid, Joyce Strunkein, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the Authorized Agent and Attorney-In-Fact of the Resolution Trust Corporation as Receiver for Metropolitan Federal Savings and Loan Association, F.A., the within named bargainor, and that he as such Authorized Agent and Attorney-In-Fact, executed the foregoing instrument for the purpose therein contained by signing the name of the Receiver by the said _____ as such _____ Authorized Agent and Attorney-In-Fact.

WITNESS my hand and official seal at 4451-H Parliament Pl. Landham, MD 20706 on this 5th day of October, 1994.

Dorothy A Lewis
Notary Public

My Commission Expires:
8/1/97

JOINDER BOOK 9570PG867

RESOLUTION TRUST CORPORATION, acting in its capacity as Receiver for Metropolitan Federal ~~Savings~~ Bank, a Federal Savings Bank, transferor to Grantor of certain rights with respect to the above-described real property, hereby conveys and quitclaims unto Grantee any and all interest it may have in the real property, and hereby joins in the conveyance of the real property to Grantee, without warranty.

Executed and delivered in the presence of:

RESOLUTION TRUST CORPORATION AS Metropolitan Federal ~~Savings~~ Bank, a Federal Savings Bank

Witness

BY: _____
Authorized Agent and Attorney-In-Fact Pursuant to Power of Attorney Dated _____ and of record in Book 9579 Page 858, Register's Office for Davidson County, Tennessee.

STATE OF Maryland)
COUNTY OF Prince George's)

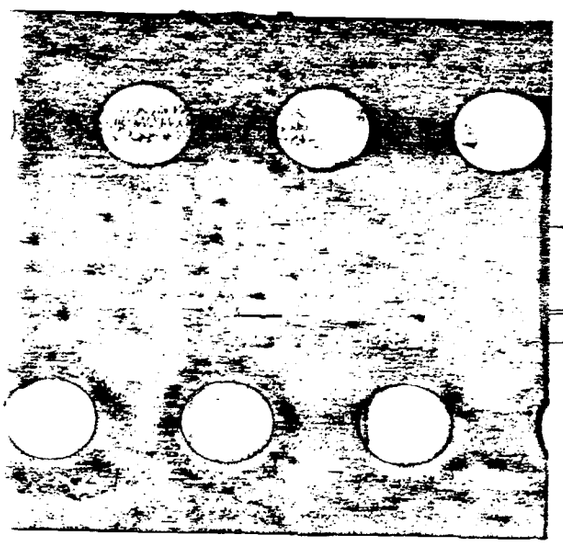
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the Attorney-In-Fact of Resolution Trust Corporation as Metropolitan Federal ~~Savings~~ Bank, a Federal Savings Bank (the "Receiver"), the within named bargainor, a corporate entity of the United States Government, and that he/she as such Attorney-In-Fact, being authorized so to, executed the foregoing instrument for the purposes therein contained, by signing her/his name by him/herself as Attorney-In-Fact.

WITNESS my hand and seal, at office in 4451-H Parliament Place Lanham, Md 20706 this 5th day of October, 1994.

Notary Public

My Commission Expires:
8/1/97

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



RECEIVED OF _____

FOR _____

BOOK 9570 PG 868

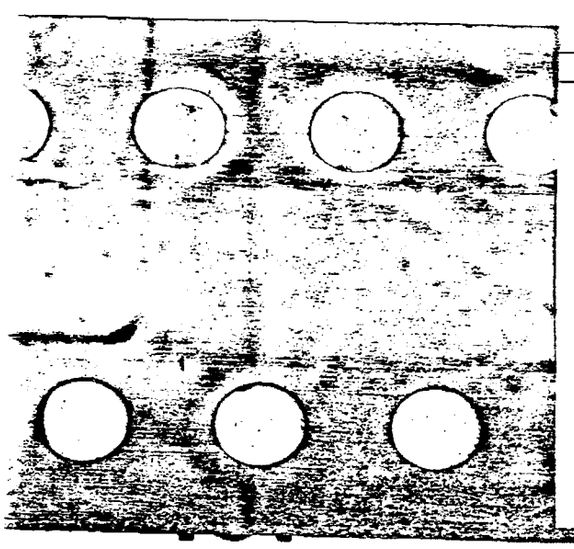
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
325000.00
CON TX 1202.50
PRFEE 1.00
WDEED 12.00
TOTAL 1215.50
CHECK 1215.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/13/95 01 11:52 0001 1911



25231
IDENTIF. # REFERENCE

95 JAN 13 AM 11:51

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 871751