BOOK 9578PG469

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 119,000.00
Kenneth Owens
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
23rd DAY OF January 19 95
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, TN 37201 File #33146

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Owens (NAME)	Countrywide Funding Corporation (NAME)	105-14-113
2220 Grantland Avenue (ADDRESS)	155 North Lake Ave.P.O. Box 7137 (ADDRESS)	22W-2875
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Pasadena, California 91109 (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, Mark Tucker and wife, Gina R. Binkley Tucker (formerly known as Gina R. Binkley)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth Owens , an unmarried man and Larry Lyda, an unmarried man

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. 5 and the southerly one-half of Lot No. 4, Block 12, on the Plan of Yarbrough's Subdivision of Woodland, of record in Book 161, Page 87, Register's Office for said County.

SAID Lot No. 5 and part of Lot No. 4 front together 75 feet on the easterly margin of Grantland Avenue and extend back between parallel lines, 165 feet to an alley in the rear.

BEING the same property conveyed to Mark Tucker and Gina R. Binkley, both single persons, by deed from Richard Wesley Peden and wife, Nancy Ellen Peden o record in Book 8631, Page 65, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

95 JAN 25 PM 12:51
REGISTER
DAVIDSON COUNTY, TN.

27996
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 2220 Grantland Avenue, Nashville, Tennessee 37204
(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 our hand s this 23rd day of January, 19 95

Mark Tucker

Gina R. Binkley Tucker

Gina R. Binkley Tucker

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 Mark Tucker and wife, Gina R. Binkley Tucker(formerly known as Gina R. Binkley)

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of January, 19 95

Commission expires 7/25/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Mark Tucker and wife, Gina R. Binkley Tucker

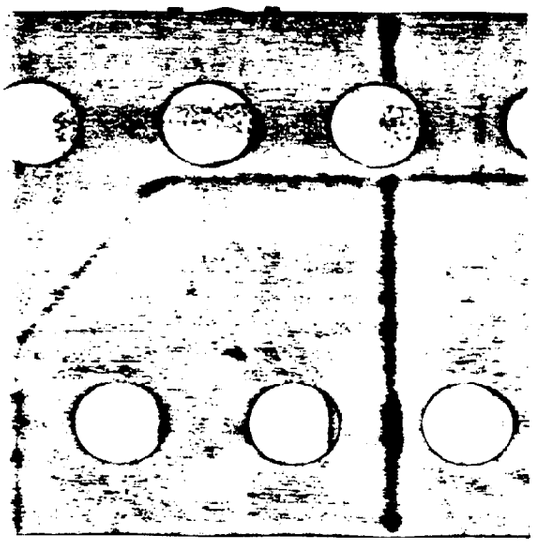
TO

Kenneth Owens, an unmarried man and Larry Lyda, an unmarried man

RETURN TO:

Saturn & Mazer Title Services,
212 Third Avenue, North
Nashville, TN 37201 File #33146

5049 01/25 0101 03CHECK 449.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

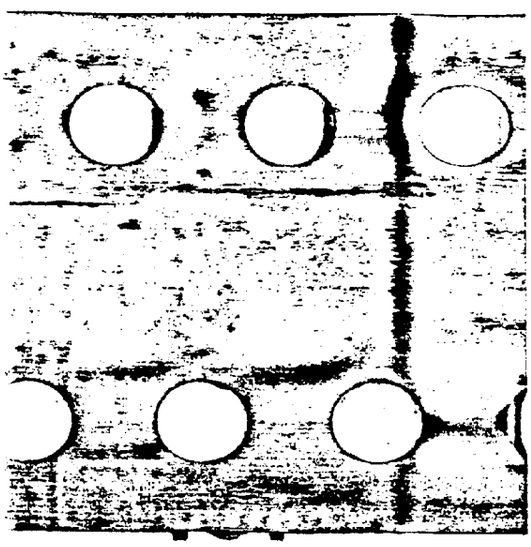
RECEIVED OF _____

FOR _____

BOOK 9578 PG 471

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 119000.00
CON TX 440.30
PRFEE 1.00
UDFEE 8.00
TOTAL ~~449.30~~
CHECK 449.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27996 IDENTIF. & REFERENCE

95 JAN 25 PM 12:51

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

01/25/95 01 12:51 0001 5049

No. 874850