Box 1

WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

Book 9590 Pg 189

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,952.29

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 1995

Notary Public

MY COMMISSION EXPIRES: October 19, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Harry Johnson, Sr.	Countrywide Funding Corporation	150-03-0
(NAME)	(NAME)	
3290 Anderson Road	400 Countrywide Way #SV-31	179
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Simi Valley, CA 93065-6298	2DX 3556
(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, Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Harry Johnson, Sr., married

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. 22 on the Plan of Harbor Landing, Section 1, of record in Plat Book 6250, Page 312, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson by deed of record in Book 8785, Page 345, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to AmSouth Mortgage Company, Inc. of record in Book 9216, Page 81, said Register's Office with a present unpaid balance of approximately $72,452.29, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.

The grantee assumes the personal obligation of the grantor and/or original mortgagor under the terms of the Note and any instrument, regulations or laws creating the loan to indemnify the Department of Veterans Administration or Federal Housing Administration to the extent of any claim of payment arising from the guaranty or insurance of the indebtedness.

Jo Anne E. Carlson, JoAnne E. Carlson and Joanne E. Carlson being one and the same person.

unimproved ( )
This is improved (XX) property, known as 3290 Anderson Road, Antioch, TN 37013
(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 hands this 31st day of January 1995

Earl Douglas Carlson, Jr.
By Earl Douglas Carlson Jr
Rick Messick, Attorney-in-fact
By Rick Messick attorney in fact

Joanne E. Carlson
By Joanne E. Carlson
Rick Messick, Attorney-in-fact
By Rick Messick attorney in fact.

DCTN01WC

BOOK 9590 PG 190

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 Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson

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 Antioch, Tennessee, this 31st day of January 19 95.

Commission expires October 9, 1995

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this January 31, 1995 before me personally appeared Rick Messick, the person who executed the foregoing instrument on behalf of Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson, and acknowledged that he executed the same as the free act and deed of the said Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson, through Power of Attorney granted him by the said Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson.

Commission Expires:10-9-95

Notary Public

DCTN01WC

BOOK 9590 PG 191

Continuation of Legal Description:

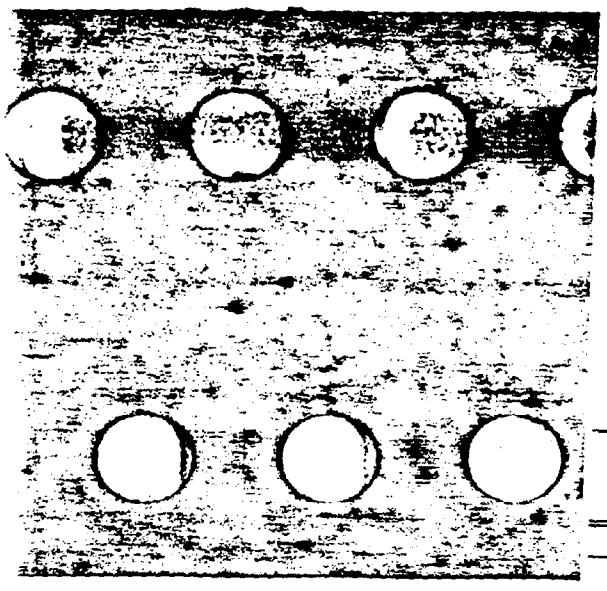
This instrument is executed on behalf of Earl Douglas Carlson, Jr. and wife, Joanne E. Carlson by Rick Messick as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9590, Page 188, in the Register's Office for Davidson County, Tennessee.

9754 02/07 0101 03CHECK 294.20

32351
IDENTIF. ↑ REFERENCE

95 FEB -7 AM 10:16

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____ BOOK 9590 PG 192

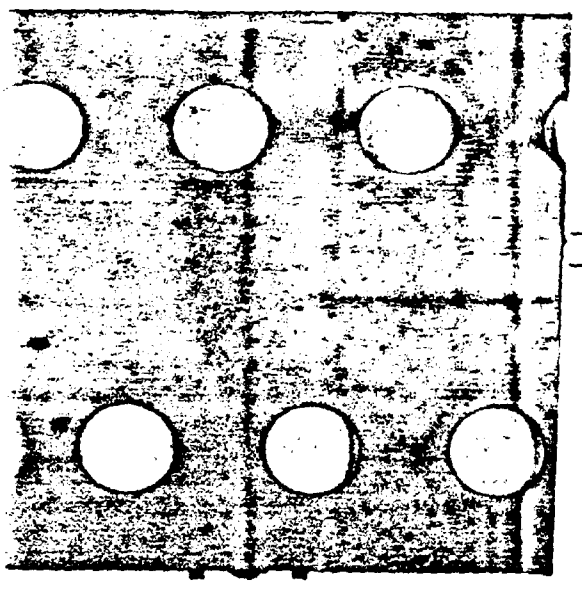
FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT 75952.29
CON TX 281.20
PRFEE 1.00
WDEED 12.00
TOTAL 294.20
CHECK 294.20

02/07/95 01 10:16 0001 9754

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32351
IDENTIF. ← REFERENCE

95 FEB -7 AM 10: 16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 879492