BOOK 9596 PG 594

BOX 1

WARRANTY DEED

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

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES: October 9, 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
John A. Thoman, Jr.	Countrywide Funding Corporation	84-13-0
(NAME)	(NAME)	
2136 Dearborn Drive	155 North Lake Avenue	008
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Pasadena, CA 91109	3DZ 42526
(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, Vernon E. Sharpe and wife, Emma G. Sharpe and Teresa Gulledge

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John A. Thoman, Jr., 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:

Land in Davidson County, Tennessee, being Lot No. 93 on the Plan of Donelson Hills, of record in Plat Book 2331, Page 22, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Vernon E. Sharp and Teresa Gulledge by deed of record in Book 6151, Page 310, Register's Office for Davidson County, Tennessee.

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

Emma G. Sharpe joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

This instrument is executed on behalf of Teresa Gulledge by Vernon E. Sharpeas her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9596, Page 593, in the Register's Office for Davidson County, Tennessee.

Vernon E. Sharp and Vernon E. Sharpe being one and the same person.

unimproved ( )
This is improved (XX) property, known as 2136 Dearborn Drive, Nashville, TN 37214
(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 13th day of February 1995

Vernon E. Sharpe

Emma G. Sharpe

Teresa Gulledge
By: Teresa Gulledge by Vernon E. Sharpe
Vernon E. Sharp, Attorney-in-fact

DCTN01WC

BOOK 9596 PG 595

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 Vernon E. Sharpe and wife, Emma G. Sharpe

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 13th day of February 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 February 13, 1995 before me personally appeared Vernon E. Sharpe the person who executed the foregoing instrument on behalf of Teresa Gulledge, and acknowledged that he executed the same as the free act and deed of the said Teresa Gulledge, through Power of Attorney granted him by the said Teresa Gulledge.

Commission Expires: 10-9-95

Notary Public

IDENTIF. A REFERENCE

95 FEB 16 AM 10:30

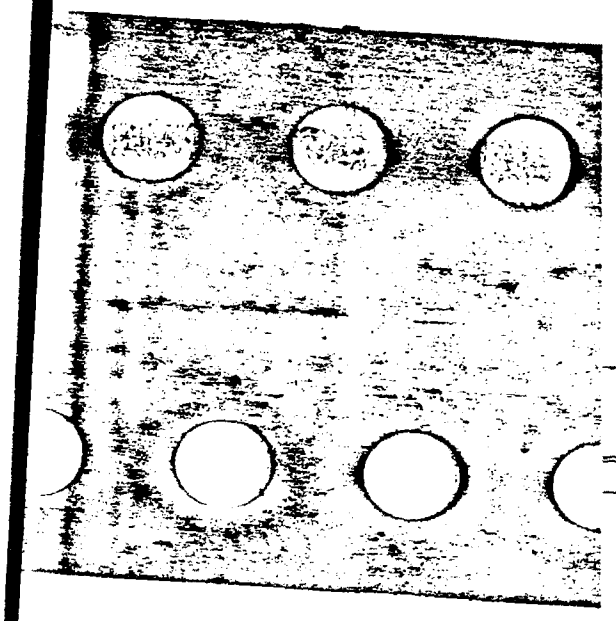
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

34631

2267 02/15 0101 03CHECK

309-07

DCTN01WC



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

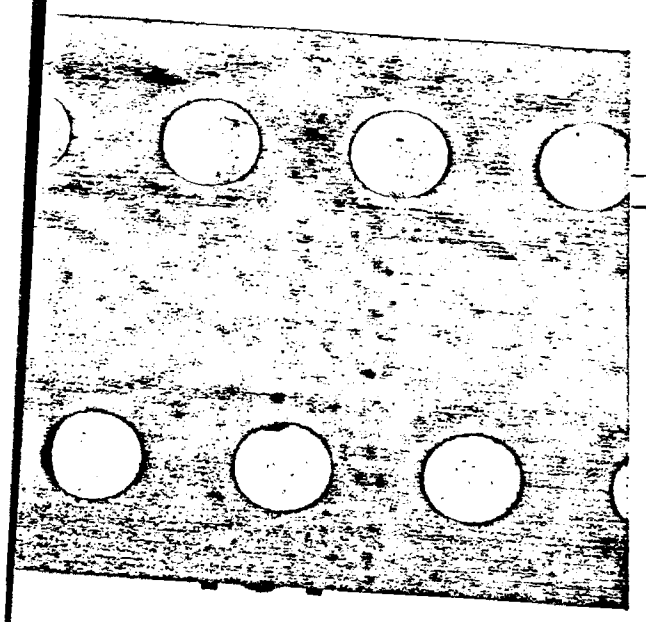
RECEIVED OF _____

FOR _____

BOOK 9596 PG 596

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 81150.00
CON TX 300.07
PRFEE 1.00
WDEED 8.00
TOTAL 309.07
CHECK 309.07

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/15/95 01 22:29 0001 2267

34631
IDENTIF. ↑ REFERENCE

95 FEB 16 AM 10:30

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

No. 881972