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

BOOK 9622PG195

ADDRESS NEW OWNER:
Russell L. Buckner and Dana C. Buckner
618 Debbie Drive
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

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

MAP AND PARCEL:
MAP 76-5
PARCEL 68
4D 68588

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, Bonita R. Hessler, Unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Russell L. Buckner and wife, Dana C. Buckner, 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. 63 on the Plan of Hidden Hill of record in Book 4860, Page 43, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles W. Hessler and wife, Bonita R. Hessler, by deed from Robert J. Burr and wife, Cheryl Ann Burr of record in Book 7033, Page 946, Register's Office for Davidson County, Tennessee. The said Charles W. Hessler having since been deceased and said property having been conveyed to Bonita R. Hessler by Affidavit of Heirship of record in Book 7793, Page 87, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to restrictions of record in Book 4938, Page 337, said Register's Office.

This conveyance is subject to setback lines and easements of record in Book 4860, Page 43, said Register's Office.

This is improved property known as 618 Debbie Drive, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Russell L. Buckner and wife, Dana C. Buckner, their heirs and assigns, forever; and we, Bonita R. Hessler, 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 15th day of March, 1995.

Bonita R. Hessler

Bonita R. Hessler

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Bonita R. Hessler, 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 Mt. Juliet, TN, this the 15th day of March, 1995.

LOUISE H. TYREE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

NOTARY PUBLIC

My Commission Expires: 4/25/98

STATE OF TENNESSEE)
COUNTY OF Wilson)

The actual value or consideration, whichever is greater, for this transfer is $ 71,000.00.

Russell L Buckner
AFFIANT

Subscribed and sworn to before me this 15th day of March, 1995.

LOUISE H. TYREE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

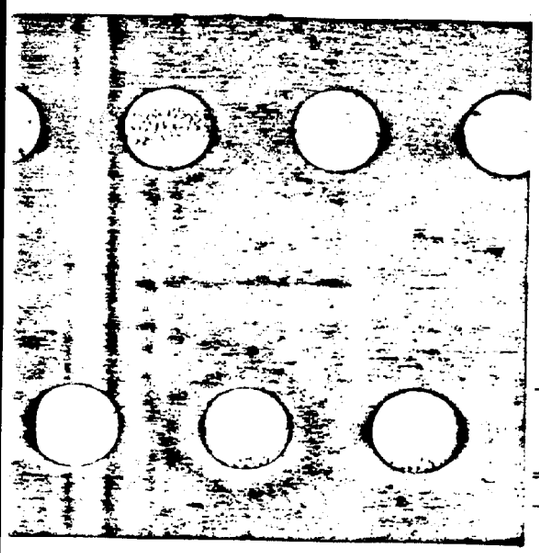
NOTARY PUBLIC
My Commission Expires: 4/25/98

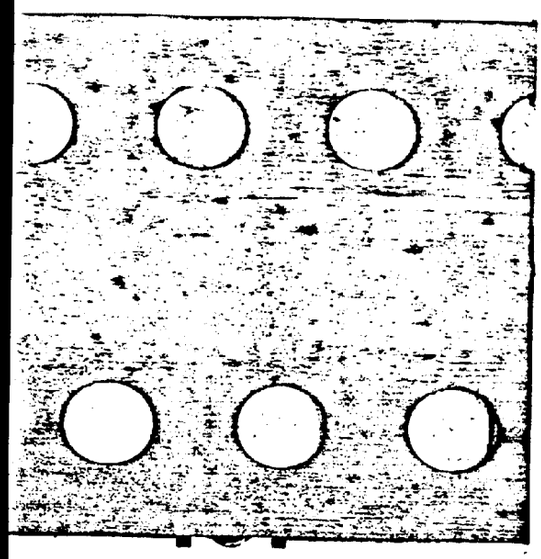
MAIL ENV.

95 MAR 20 AM 9:15
FELIX DAVIDSON REGISTER
DAVIDSON COUNTY, TN.

43241
IDENTIFICATION REFERENCE

1591 03/20 0101 03CHECK 271.70





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

RECEIVED OF _____

FOR _____

BOOK 9622 PG 197

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 71000.00
CON TX 262.70
PRFEE 1.00
WDEED 8.00
TOTAL 271.70
CHECK 271.70

03/20/95 01 09:16 0001 1691

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43241
IDENTIF. # REFERENCE

95 MAR 20 AM 9:15

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

No. 891269