BOOK 9740PG801 Box 60

This Instrument Prepared By:

Bottorff & Kavin
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER:
Hernan R. Flores and Gladys Lozada
1405 Forrestal Way
Antioch, TN 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Countrywide Funding Corporation
155 North Lake Ave.
Pasadena, CA 91109

MAP AND PARCEL:
MAP 150-12
GROUP A
PARCEL 167 CO

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, Randall Phillips Builders, Inc. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Hernan R. Flores and wife, Gladys Lozada, 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. 771 on the Plan of Somerset, Phase 5-D, of record in Book 7900, page 670, said Register's Office.

Being a part of the same property conveyed to Randall Phillips Builders, Inc. by deed from Philhall Corp. of record in Book 5508, page 923, Register's Office for Davidson County, Tennessee.

This is improved property known as 1405 Forrestal Way, Antioch, TN 37013.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1995 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hernan R. Flores and wife, Gladys Lozada, their heirs and assigns, forever; and Randall Phillips Builders, Inc. does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and it does further covenant and bind itself, its successors and assigns, 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.

00082186
IDENTIF...
95 JUL 25 PM 1:09
REGISTER
DAVID...

4899 07/26 0101 03CHECK 513.87

Witness our hands this the 13th day of July, 1995.

Randall Phillips Builders, Inc.

Ruth Malatek, VP

By: Ruth Malatek
Vice-President

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public for the State and County aforesaid, personally appeared Ruth Malatek, to me known or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be the Vice President of Randall Phillips Builders, Inc., the within named bargainor, a corporation, and acknowledged that she as said Vice President, being authorized to do so, executed the foregoing instrument for the purposes therein contained and expressed by signing the name of the corporation by herself as Vice President.

Witness my hand and official seal at Brentwood, Tennessee, this the 13th day of July, 1995.

Francene W. Kavin

NOTARY PUBLIC Francene W. Kavin

My Commission Expires: January 4, 1997

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 136,450.00.

Kenneth R. Flowers

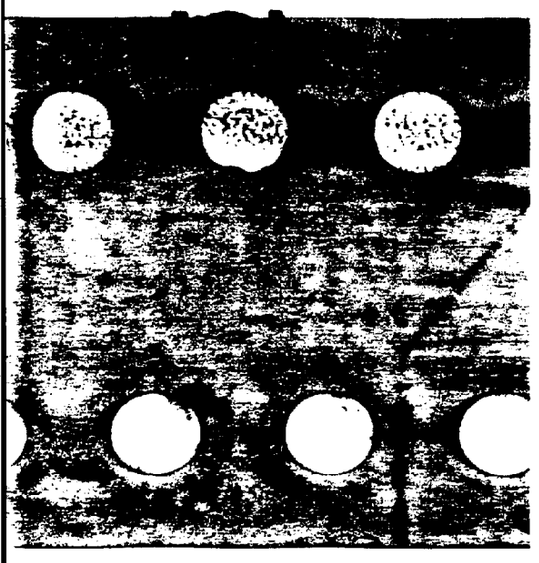
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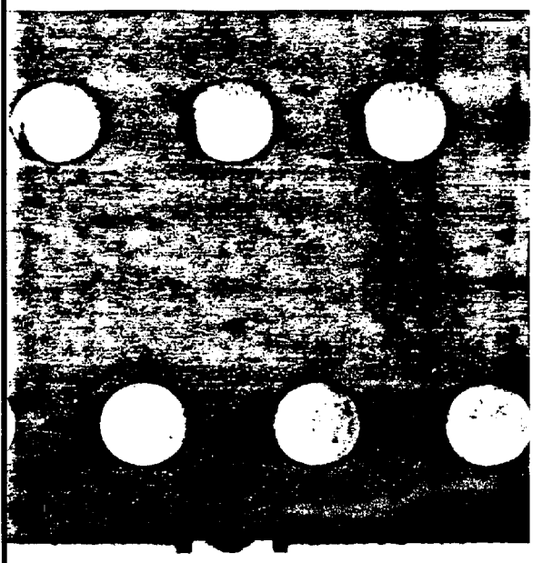
Subscribed and sworn to before me this 13th day of July, 1995.

Francene W. Kavin

NOTARY PUBLIC Francene W. Kavin

My Commission Expires: January 4, 1997





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

RECEIVED OF _____

FOR _____

BOOK 9740 PG 803

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	
				136450.00
			CON TX	504.87
			PRFEE	1.00
			WDEED	8.00
			TOTAL	513.87
			CHECK	513.87
07/26/95	01		13:10 0001	4899

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0082486
IDENTIFICATION REFERENCE

95 JUL 26 PM 1:09

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 933965