This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9889 PG 50

ADDRESS NEW OWNER:
Frank L. Craver and Angela A. Craver
409 Scenicway Knob
Hermitage, Tennessee 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Countrywide Funding Corporation
718 Thompson Lane, Suite 105
Nashville, Tennessee 37204

MAP AND PARCEL:
MAP 86-7
GROUP
PARCEL 88

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, C. Steve Pastva and wife, Cindy Pastva, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Frank L. Craver and wife, Angela A. Craver, 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. 105 on the Plan of Jackson's Retreat, Phase II, a Planned Unit Development, of record in Book 5200, page 673, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to C. Steve Pastva and wife, Cindy Pastva by deed from Dorothea E. Hill, as of record in Book 9854, page 686, Register's Office for Davidson County, Tennessee.

This is improved property known as 409 Scenicway Knob, Hermitage, TN 37076.

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

1. Subject to 1995 Metropolitan Government Property taxes and subsequent years thereafter.
2. Restrictive Covenant contained in an instrument of record in Book 6176, page 939, Register's Office for Davidson County, Tennessee, omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
3. Subject to all matters shown on the Plan of record in Book 5200, page 673, in said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Frank L. Craver and wife, Angela A. Craver, their heirs and assigns, forever; and we, C. Steve Pastva and wife, Cindy Pastva, 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.

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Witness our hands this the 12th day of December, 1995.

C. Steve Pastva

C. Steve Pastva

Cindy Pastva

Cindy Pastva

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

3424 12/14 0101 03CHECK 417.85

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named C. Steve Pastva and wife, Cindy Pastva, 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 Nashville, Tennessee, this the 12th day of December, 1995.

NOTARY PUBLIC

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: Nov. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 110,500.00.

Frank L. Crain

AFFIANT

Subscribed and sworn to before me this 12th day of December, 1995.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

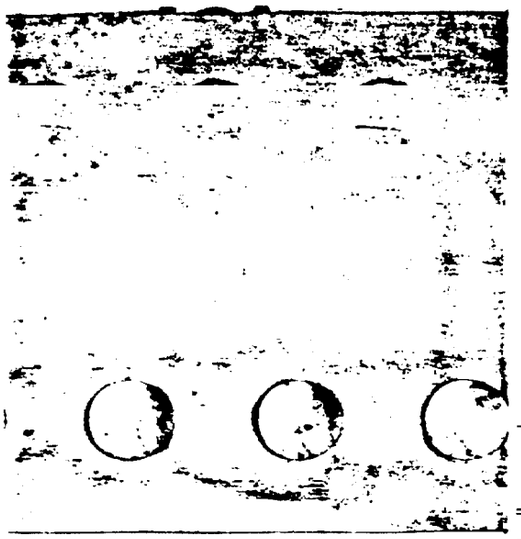
My Commission Expires: Nov. 20, 1996

95 DEC 14 PM 4:19

FELIX A. MCCALLEN REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

01321169



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

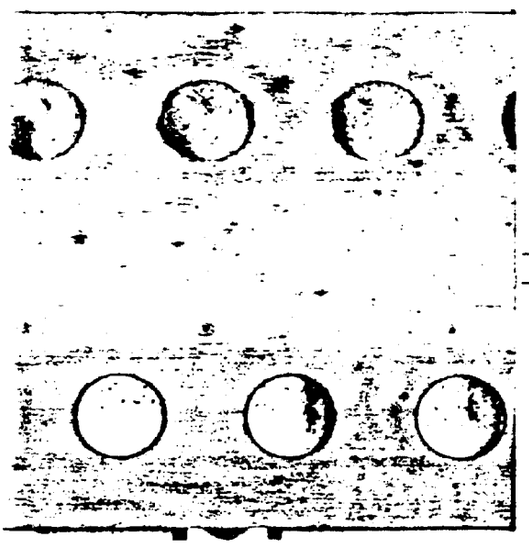
RECEIVED OF _____

FOR _____

BOOK 9889 PG 52

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 110500.00
CON TX 408.85
PRFEE 1.00
MTGED 8.00
TOTAL 417.85
CHECK 417.85

12/14/95 01 16:21 0001 8424

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0132169
IDENTIF. & REFERENCE

95 DEC 14 PM 4:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 986875