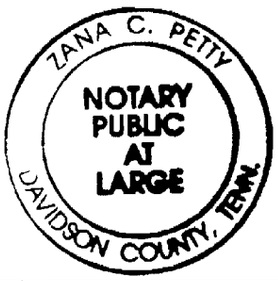
BOOK 9892 PG 834

FILE BOX 45

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 122,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF December TP 95

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles E. Wolf (NAME)	Countrywide Funding Corporation (NAME)	MAP 149-2-B
2229 Cottage Hill Drive (ADDRESS)	155 N. Lake Ave.; P.O. Box 7137 (ADDRESS)	PARCEL 133CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Pasadena, CA 91109-7137 (CITY) (STATE) (ZIP)	02DX07853

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, Earle R. Eads and wife, Geraldine Eads

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles E. Wolf and wife, Gloria Anne Wolf

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. 224, on the plan of Piccadilly Square, Phase II, of record in Plat Book 6250, Pages 92-94, amended in Book 8001, Page 278, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Earle R. Eads and wife, Geraldine Eads by deed from Gary N. Pope and wife, Kathy F. Pope, of record in Book 9266, Page 539, Register's Office for said County.

This conveyance is subject to Restrictive Covenants, Articles of Incorporation of Piccadilly square Homeowners Association; By-Laws of the Association, Master Deed, Information Brochure, additional Restrictive Covenants for Single and Two Family Dwelling Units, Common Area Worksheets as set out in instrument of record in Book 6236, Page 683-733, Amended Restrictive Covenants of record in Book 6295, Page 506, Book 6295, Page 520, Book 6295, Page 534, Book 6300, Page 409, re-recorded i n Book 6306, Page 833, Book 6496, Page 100, Book 6496, Page 107, Book 6496, Page 114, Book 6518, page 184, Book 6518, Page 190, amended By-Laws of record in Book 6295, Page 572, Book 6295, Page 580, Book 6295, Page 588 and Book 6300, Page 431; amended Information Brochure of record in Book 6295, page 596, Book 6295, Page 602, and Book 6300, Page 439; Articles of Incorporation of Piccadilly Square Homeowners Association of record in Book

CONTINUED

unimproved ( )
This is improved (X) property, known as 2229 Cottage Hill Drive, 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 hand s this 15th day of December, 19 95

Earle R. Eads

Earle R. Eads

Geraldine Eads

Geraldine Eads

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 Earle R. Eads and wife, Geraldine Eads

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 Nashville, Tennessee, this 15th day of December, 19 95.

Commission expires January 20, 1999

Notary Public

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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

0133487

IDENTIFICATION

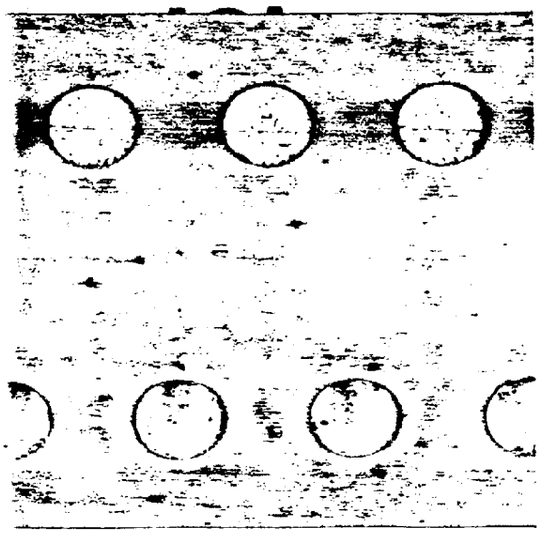
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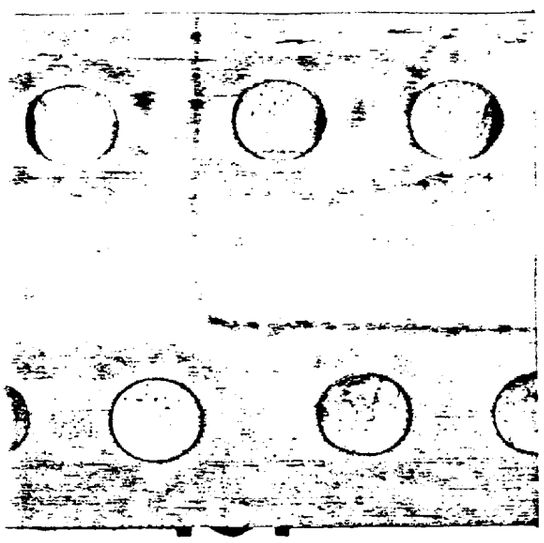
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

LEGAL DESCRIPTION CONTINUATION

6295, page 548, Book 6295, Page 556, Book 6295, Page 564, Book 6300, Page 423; Deed of Correction to Piccadilly Square Homeowners Association of record in Book 6295, Page 503, and Document for Clarification of Covenants and Restrictions of record in Book 6830, Page 739, Register's Office for said County.

9852 12/19 2101 03CHECK 464.40





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

RECEIVED OF _____

FOR _____

BOOK 9892 PG 837

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

DAMT
122000.00
CON TX 451.40
PRFEE 1.00
WDEED 12.00
TOTAL 464.40
CHECK 464.40

12/19/95 01 12:48 0001 9862

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0133487
IDENTIFICATION NUMBER

95 DEC 19 PM 12:48
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 988285