This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Charlene J. Ugwu and Anthony N. Ugwu
3400 Lanawood Court
Nashville, TN 37217

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Chemical Residential Mortgage Corporation
343 Thornall Street
Edison, NJ 08837

MAP AND PARCEL:
MAP 136-11
PARCEL 58
2DX01100

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, Carrie R. Lew Krohne, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Charlene J. Ugwu and husband,Anthony N. Ugwu , 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 514, Section 8, Priest Lake Park as recorded in Book 5200, Page 418, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carrie R. Lew Krohne, married , by deed from Richard A. Krohne, married of record in Book 9869, Page 61, 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 5960, Page 868, said Register's Office.

This conveyance is subject to minimum building setback lines, public utility and drainage easements and overhang easements, of record in Plat Book 5200, Page 418, said Register's Office.

This is improved property known as 3400 Lanawood Court, Nashville, TN 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charlene J. Ugwu and husband,Anthony N. Ugwu, their heirs and assigns, forever; and we, Carrie R. Lew Krohne 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 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 16th day of February, 1996.

Carrie R. Lew Krohne

BOOK 9952 PG 465

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Carrie R. Lew Krohne 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 16th day of February, 1996.

NOTARY PUBLIC

My Commission Expires: 11/3/96

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 116,000.00.

AFFIANT

Subscribed and sworn to before me this 16th day of February, 1996.

NOTARY PUBLIC
My Commission Expires: 11/3/96

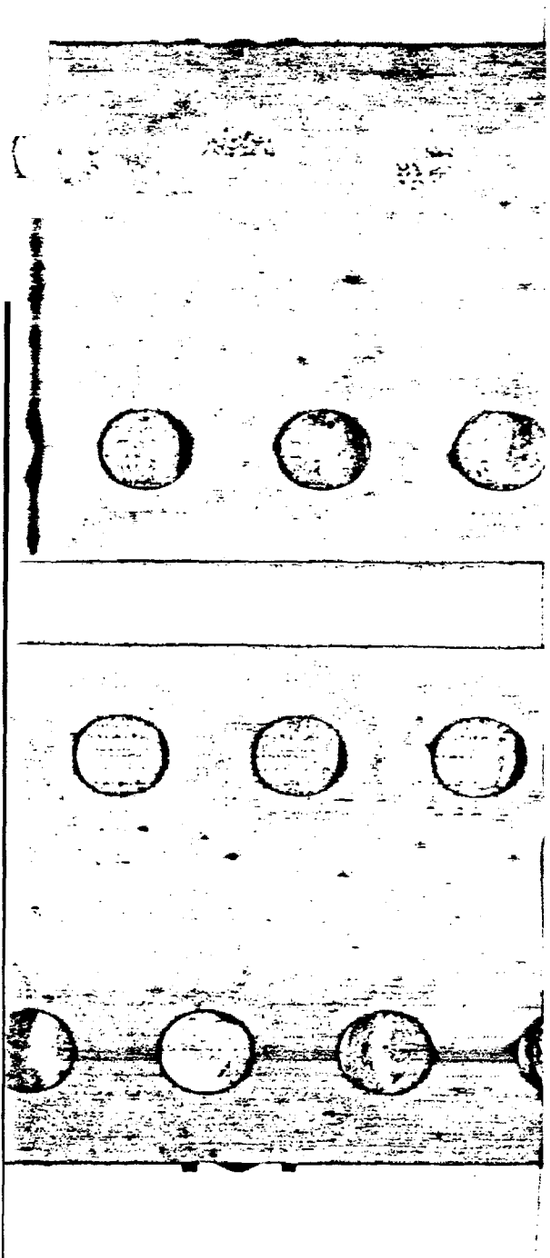
0151965

IDENTIFICATION

96 FEB 20 PM 3:15

FELIX E. DAVIDSON REGISTER
DAVIDSON COUNTY, TN.

9634 02/20 0101 03CHECK 438.20



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

RECEIVED OF _____

FOR _____

BOOK 9952 PG 466

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 116000.00
CON TX 429.20
PRFEE 1.00
WDEED 8.00
TOTAL 438.20
CHECK 438.20

RECEIPT IS NOT VALID UNLESS CHECK IS PAID BY BANK 0001 9634

0151965
IDENTIFICATION REFERENCE

96 FEB 20 PM 3:16
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1007812