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

File Box 24

ADDRESS NEW OWNER:
Aaron M. Lew
3153 East Lake Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

BOOK 9952PG475

MORTGAGEE:
Transworld Mortgage Corporation
P. O. Box 4329
Houston, TX 77210-4329

MAP AND PARCEL:
MAP 108-080
PARCEL 204
3D-86081

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Cynthia D. McCarver and Philippe Gehin, both unmarried hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Aaron M. Lew, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING the northerly part of Lot No. 69 on the Zone Lot Division of of Lots 22 thru 28 and 68 thru 73, East Lake Subdivision, of record in Book 5200, Page 342, and as amended in Book 5800, Page 151, Register's Office for Davidson County, Tennessee, described as follows:
>
> SAID property fronts 29.81 feet on the westerly margin of East Lake Drive and extends back 143.64 feet on the northerly line and 146.87 feet on the southerly line to a dead line in the rear, measuring 29.79 feet, thereon.
>
> Being the same property conveyed to Cynthia D. McCarver and Philippe Gehin, by deed from Regina G. Simmons, unmarried, of record in Book 9498, Page 667, Register's Office for Davidson County, Tennessee.

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

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Transworld Mortgage Corporation of record in Book 6777, Page 60, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee.

This conveyance is subject to restrictions of record in Book 5761, Page 355, and Book 6005, Page 147, and such easements and setback lines of record in Plat Book 5200, Page 342, and as amended in Book 5800, Page 151, said Register's Office.

This is improved property known as 3153 East Lake Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Aaron M. Lew, unmarried, his heirs and assigns, forever; and we, Cynthia D. McCarver and Philippe Gehin, both unmarried do covenant with the said Grantee 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 Grantee, his 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.

Cynthia D. McCarver

Philippe Gehin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Cynthia D. McCarver and Philippe Gehin, both 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 Nashville, Tennessee, this the 16th day of February, 1996.

NOTARY PUBLIC

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 57,676.99.

AFFIANT

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

NOTARY PUBLIC
My Commission Expires:

0151967

IDENTIFICATION

96 FEB 20 PM 1:17

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

9636 02/20 0101 03CHECK 222.49



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

RECEIVED OF _____

FOR _____

BOOK 9952 PG 477

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	57676.99
CON TX	213.49
PRFEE	1.00
WDEED	8.00
TOTAL	222.49
CHECK	222.49

02/20/96 01 15:23 0001 9636

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0151967
IDENTIF. & REFERENCE

96 FEB 20 PM 3:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1007814