BOOK 10068 PG 673

30

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 95,000.00

Subscribed and sworn to before me this the 30 day of May 1996

Karla L. McDonald
Affiant

Jeri A. Young
Notary Public

My commission expires: JERI A. YOUNG NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires March 21, 1998

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #6G20011 Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215	
ADDRESS OF NEW OWNER: Karla L. McDonald	SEND TAX BILLS TO: COUNTRYWIDE HOME LOANS, INC.
648 Monte Carlo Drive STREET ADDRESS	155 North Lake Avenue STREET ADDRESS
Antioch, TN 37013 CITY STATE ZIP	Pasadena, CA 91109 CITY STATE ZIP
MAP & PARCEL NO. 173-1 52	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Teresa Kay Larkins

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Karla L. McDonald, Unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 366 on the Plan of Section 1, Monte Carlo Estates, of record in Plat Book 4675 at page 68, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Teresa Kay Larkins by Deed of record in Book 8978 page 769, Register's office for said County.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

0187451

IDENTIF. & REFERENCE

96 MAY 31 PM 2:39

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

7774 05/31 0101 03CHECK 360.50

THIS IS IMPROVED PROPERTY KNOWN AS 648 Monte Carlo Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 my hand this 30 day of May , 1996

Teresa Kay Larkins
Teresa Kay Larkins

1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 30 day of May , 1996 , before me personally appeared Teresa Kay Larkins to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires March 21, 1998

Jerri A. Young
Notary Public

State of Tennessee
County of

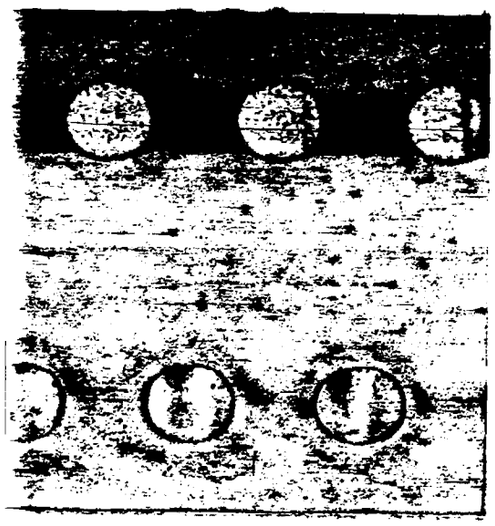
On this 30 day of May 30, , 1996 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

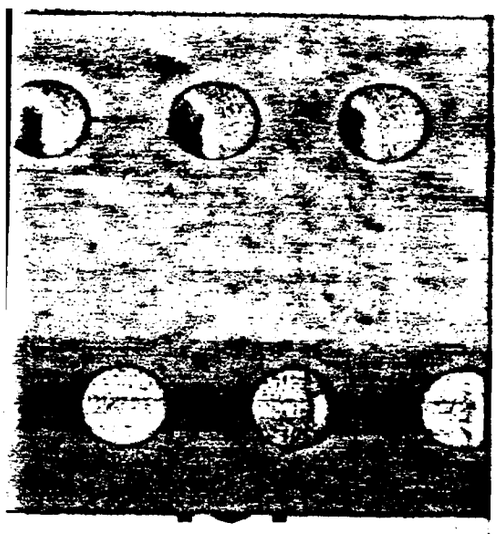
Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED

[redacted]





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

RECEIVED OF _____

FOR _____

BOOK 10068 PG 675

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 95000.00
CON TX 351.50
PRFEE 1.00
WDEED 8.00
TOTAL 360.50
CHECK 360.50

05/31/96 01 14:42 0001 7774

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0187451
IDENTIF. ↑ REFERENCE

96 MAY 31 PM 2:39

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1045668