TENNESSEE SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 6th day of September, 1996, by the **FEDERAL DEPOSIT INSURANCE CORPORATION ("FDIC")**, acting in its capacity as Receiver for **Metropolitan Federal Savings and Loan Association, FA**, which pursuant to 12 U.S.C. Section 1441a(m)(1) succeeded the **RESOLUTION TRUST CORPORATION ("RTC")** in its capacity as Receiver for **Metropolitan Federal Savings and Loan Association, FA** whose address is 100 Colony Square, Atlanta, Georgia, as Grantor and April Elaine SMITH whose address is 550 Harding Place #B-101, Nashville, Tennessee, as Grantee.

Witness that Grantor, for good and valuable consideration, paid in hand at and before the sealing and delivery of this instrument, the receipt of which is acknowledged, grants to Grantee all the real property located in Davidson County, Tennessee particularly described as:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Official Property I.D. No.: Map & Parcel 147 2B Parcel 21
together with all tenements, hereditaments and appurtenances thereto; subject to current real property taxes, zoning and other governmental restrictions, and all covenants, conditions, restrictions, easements, rights-of-way and other matters of record.

To have and to hold, all and singular, the premises aforementioned unto said Grantee, its successors and assigns, forever.

Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Special Warranty Deed.

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

Signed, sealed and delivered **GRANTOR:**
in the presence of:

FEDERAL DEPOSIT INSURANCE CORPORATION as Receiver for: Metropolitan Federal Savings and Loan Association, FA

By: _____
Title: Bradley S. Weiss, Attorney-in-Fact

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENT

[ACKNOWLEDGEMENT]

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred is, whichever is greater, is $25,000.00.

April Elaine Smith
(Affiant) April Elaine Smith

Subscribed and sworn to before me
this 13th day of September, 1996.

Notary Public My Commission Expires: 5/23/98

STATE OF Florida)
) ss.
COUNTY OF Dade)

On this 6th day of September, 1996, before me, appeared Bradley S. Weiss to me personally known, who being duly sworn, did say that s/he is the Attorney in Fact for the Federal Deposit Insurance Corporation as Receiver for Metropolitan Federal Savings and Loan Association, and that the instrument was signed for the purposes therein contained on behalf of the corporation, and by authority of the corporation, and s/he further acknowledged the instrument to be the free act and deed of the corporation as Receiver for Metropolitan Federal Savings and Loan Association,

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Greethen M. Morales
Notary Public

Printed Name: GREETHEN M. MORALES

My Commission Expires:

GREETHEN M. MORALES
MY COMMISSION # CC 318121
EXPIRES: September 22, 1997
Bonded Thru Notary Public Underwriters

This instrument was prepared by:

CSW Associates, Inc.
1001 S. Bayshore Drive
Suite 1200
Miami, Florida 33131

Tax statements for the real property described in this instrument should be sent to:

April E. Goodwin
550 Harding Place B-101
Nashville, Tennessee, 37222

After recording, please return this instrument to:

April E. Goodwin
550 Harding Place B-101
Nashville, Tennessee, 37222

96 SEP 18 PM 2:11
FELIX E. DELEONARD REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0226665

EXHIBIT "A"

BOOK 10195 PG 100

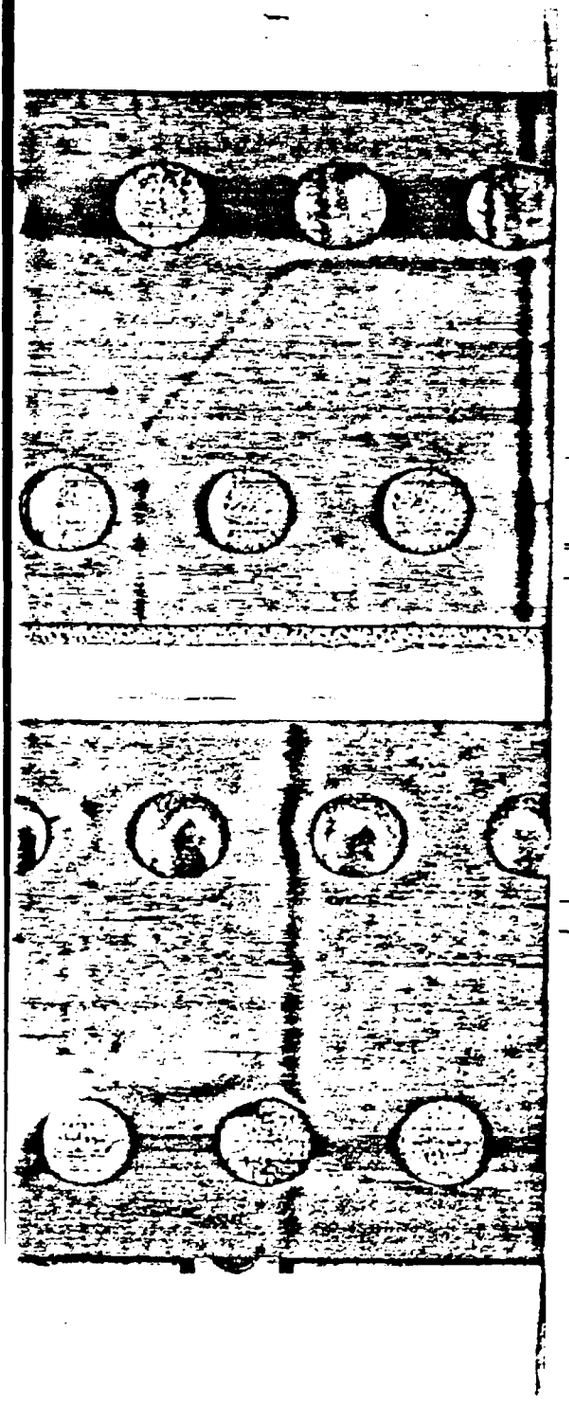
LEGAL DESCRIPTION

1. Legal Description The legal description on **505 Harding Place, Unit B-101, Nashville, Tennessee** was researched and confirmed as follows:

Unit B-101, of Caldwell Court Condominiums created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deed, of record in Book 6188, page 744, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Caldwell Court Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Resolution Trust corporation as Receiver for Metropolitan Federal Savings and Loan Association, of record in Book 8954, Page 649, Register's Office for Davidson County, Tennessee, By Substitute Trustee's Deed.

9961 09/18 0101 03CHECK 105.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 10195 PG 101

RECEIVED OF _____

FOR _____

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 25000.00
				CON TX 92.50
				PRFEE 1.00
				WDEED 12.00
				TOTAL 105.50
				CHECK 105.50
			09/18/96 01	14:14 0001 9991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02226665

IDENTIFICATION REFERENCE

96 SEP 18 PM 2:11

REGISTER
DAVIDSON COUNTY, TN.

No. 1032420