THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE) BOOK 10292 PG 321
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 123,000.00

Affiant

Subscribed and sworn to before me, this 13th day of December 19 96

Notary Public

My Commission Expires: 11-22-97

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JOEL J. LILLEJORD 1304 Ashwood Avenue Nashville, Tennessee 37212	COUNTRYWIDE HOME LOANS 155 North Lake Avenue Pasadena, California 91109	MAP 105-13 PARCEL 23

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWENTY THREE THOUSAND AND NO/100---------- ($ 123,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s, the receipt of which is hereby acknowledged, I, CONCETTA MASTROIANNI, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto JOEL J. LILLEJORD AND WIFE, DANA R. LILLEJORD hereinafter called the Grantee s, 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. 324 on the Plan of Resubdivision of part of Belmont Land Company, a Subdivision of record in Book 421, page 71, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete descritpion.

BEING the same property conveyed to Concetta Mastroianni, an unmarried person, by deed from Ricky D. Lawson and wife, Cathy M. Lawson, of record in Book 5436, page 370, Register's Office for Davidson County, Tennessee.

0256402
IDENTIF. & REFERENCE

96 DEC 17 AM 8:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property known as 1304 Ashwood Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE s, their heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEEs that she is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Resubdivision of part of Belmont Land Company of record in Book 421, page 71, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs_ and bind_s herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE_s_, their_ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 13th day of December, 19 96.

CONCETTA MASTROIANNI

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 CONCETTA MASTROIANNI, UNMARRIED, the bargainor____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ____she____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 13th day of December, 1996.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

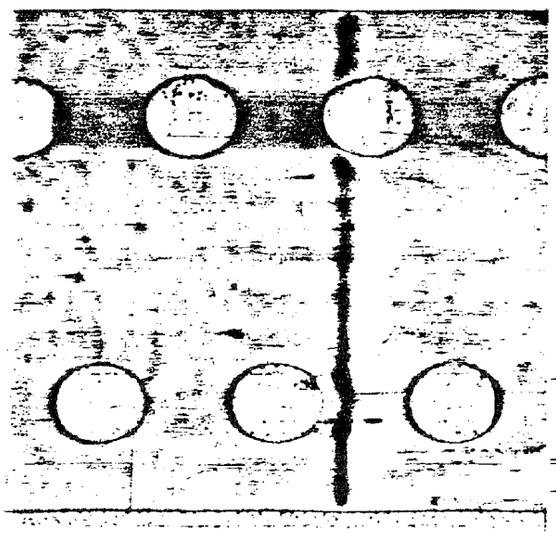
BEFORE me, the undersigned, a Notary Public in and for said County and State, personally appeared, GRETCHEN GIBBONS to me known to be the person who executed the foregoing instrument in behalf of CONCETTA MASTROIANNI and acknowledged that she executed the same as the free act and deed of the said CONCETTA MASTROIANNI.

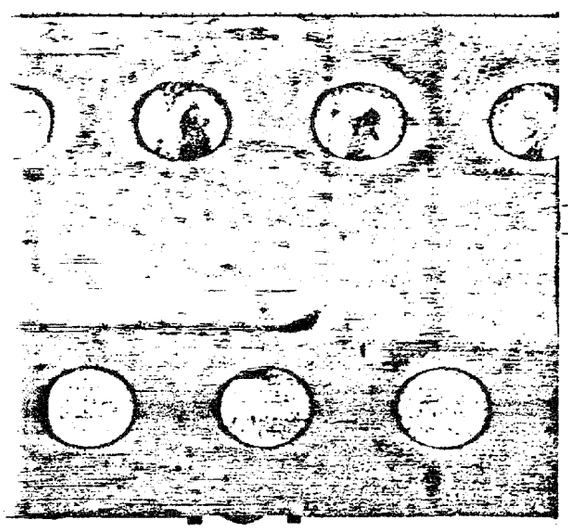
WITNESS my hand and seal this 13th day of December, 1996.

Notary Public

My commission expires: 11/22/97

6220 12/17 0101 03CHECK 464.10





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

RECEIVED OF _____

FOR _____

BOOK 10292 PG 323

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	123000.00
			CON TX	455.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	464.10
			CHECK	464.10
12/17/96	01	08:41	0001	6320

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0256402
IDENTIF. # REFERENCE

96 DEC 17 AM 8:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1098926