274

BOOK 10295 PG 126

TN-deed.05
102391des
rtcdc

TENNESSEE SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 26th day of November, 1996, by the FEDERAL DEPOSIT INSURANCE CORPORATION ("FDIC"), acting in its capacity as Receiver for Southeastern Federal Savings Bank, which pursuant to 12 U.S.C. §1441 a (m) (1) succeeded the RESOLUTION TRUST CORPORATION ("RTC") in its capacity as Receiver for Southeastern Federal Savings Bank, whose address is 100 Colony Square, Box 68, Atlanta, Georgia, as GRANTOR, to Harold E. Sitrin, a _____, whose address is 712 Roman Drive, Nashville, Tennessee 37207, as GRANTEE.

Witnessthat 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, more particularly described as:

See Attached Exhibit "A"

Official Property I.D. No.:059-06-0 063.00

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.

Reference is hereby made to that certain Land Use Restriction Agreement entered into between the Grantor and the Grantee dated as of the 26th day of November, 1996. Such Land Use Restriction Agreement shall be recorded in the land records in which the Property is located immediately after the recordation of this Deed and is hereby incorporated into this Deed by reference.

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.

WITNESS:

_____

_____

GRANTOR:

FEDERAL DEPOSIT INSURANCE CORPORATION,
as Receiver for Southeastern Federal Savings Bank

By: _____
Bradley S. Weiss
Title: Attorney-In-Fact

EXHIBIT A
(Legal Description of Real Property)

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LAND in Davidson County, Tennessee, Being Lot No. 25 on the Plan of Ewing Valley, Section 2, of record in Book 4300, Page 184, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Resolution Trust Corporation Receiver for Southeastern Federal Savings Bank by deed from Richard Manson, Substitute Trustee of record in Book 8809, page 509, sadi Register's Office.

0257172
IDENTIF. # REFERENCE

96 DEC 19 AM 8:13

DAVIDSON COUNTY, TN.

[ACKNOWLEDGEMENT]

STATE OF FLORIDA)
) ss.
COUNTY OF DADE)

The foregoing instrument was acknowledged before me this 26th day of November, 1996 by Bradley S. Weiss, as Attorney In Fact, of the Federal Deposit Insurance Corporation, as Receiver for Southeastern Federal Savings Bank, a corporation existing under the laws of the United States, who personally known to me or who has produced _____ _____ as identification and who did not take an oath.

Greethen M. Morales NOTARY PUBLIC
Print Name: GREETHEN M. MORALES
My Commission Expires: _____

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

State of Tennessee County of Williamson

The Actual Consideration or Value, whichever is greater, for this transfer is $35,552.00.

Subscribed and sworn to before me, this 26th day of November, 1996.

Commission Expires: 5-28-00

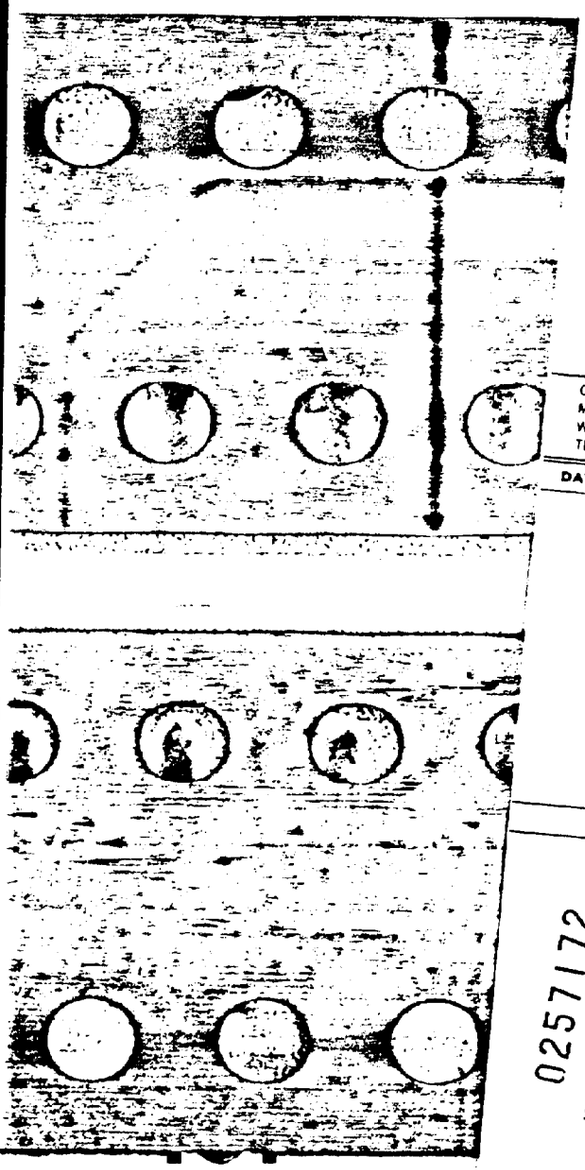
Notary Public

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Send Tax Bills to Century Mortgage Corp. Two International Plaza, Nashville, TN 37217

PREPARED BY:
LINDA S. HARRIS
5400 MARYLAND WAY STE. 101
BRENTWOOD, TN 37027

7197 12-FD 0101 03CHECK 144.55



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

RECEIVED OF _____

FOR _____

BOOK 10295 PG 129

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	35552.00
			CON TX	131.55
			PRFEE	1.00
			WDEED	12.00
			TOTAL	144.55
			CHECK	144.55
12/19/96	01		08:12 0001	7197

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0257172
IDENTIF. ↑ REFERENCE

96 DEC 19 AM 8:13

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1099787