BK 10310 PG 196

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,500.00

Allan Carver Wendt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF December, 19 96

Notary Public

MY COMMISSION EXPIRES: May 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allan Carver Wendt (NAME)	PHH US Mortgage Corporation (NAME)	MAP 84-4
3153-3155 McGavock Pike (ADDRESS)	6000 Atrium Way (ADDRESS)	PARCEL 49
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Mt. Laurel, NJ 08054 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, James Gleaves and wife, Margaret S. Gleaves

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Allan Carver Wendt, unmarried

HEREINAFTER CALLED THE GRANTEES, 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. 202, on the plan of Section Seven, Lincoya Hills, of record in Book 2331, Page 119, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

SAID Lot No. 202 fronts 115 feet on the easterly side of McGavock Pike and extends 185.0 feet on the northerly line and 150.00 feet on the southerly line to a broken rear line which measures 163.8 feet thereon.

BEING the same property conveyed to James Gleaves by deed from Wallace A. Gleaves and wife, Mary Gleaves, of record in Book 3986, Page 97, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 2540, Page 55, Register's Office for said County.

The said Margaret S. Gleaves joins in this conveyance to convey any and all marital interest he/she may have in said property.

unimproved ( )
This is improved (X) property, known as 3153-3155 McGavock Pike, Nashville, TN 37214
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 our hand s this 27th day of December, 19 96

James Gleaves

Margaret S. Gleaves

BK/10310/PG197

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 James Gleaves and wife, Margaret S. Gleaves

the bargainor S with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of December, 1996.

Commission expires May 24, 1997 9/26/98

John M. Bennett
Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

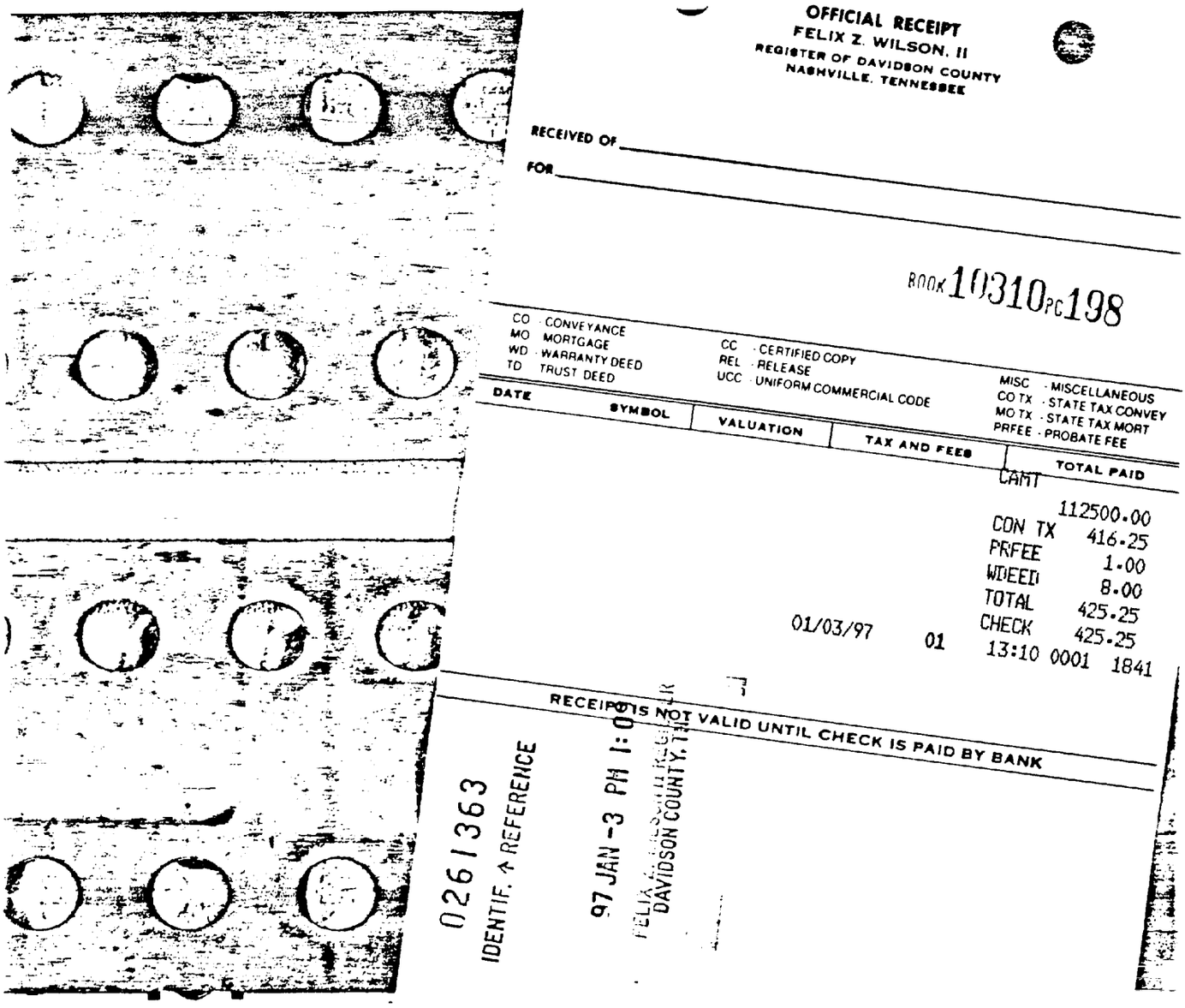
_____
Notary Public

0261363
IDENTIF. & REFERENCE

97 JAN -3 PM 1:09

DAVIDSON COUNTY, TN.

1841 01/03 0101 03CHECK 425.25



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

RECEIVED OF _____

FOR _____

BOOK 10310 PG 198

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	112500.00
			CON TX	416.25
			PRFEE	1.00
			WDEED	8.00
			TOTAL	425.25
01/03/97	01		CHECK	425.25
			13:10 0001	1841

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0261363
IDENTIF. A REFERENCE

97 JAN -3 PM 1:0
FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 1104386