Box 5

BOOK 10633 PG 884

Map and Parcel No. 96-06-158.00	*	
	*	Send Tax Notices To:
Address of New Owner:	*	Peggy Cobb
2924 Ironwood Drive	*	2924 Ironwood Drive
Nashville, TN 37212	*	Nashville, TN 37212

SPECIAL WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, AMERICAN GENERAL FINANCE, INC., hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto PEGGY M. COBB, hereinafter referred to as Grantee, her heirs and assigns forever, all of its right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 71 on the Map of Cloverhill, Section 2, of record in Book 2133, Page 46, Register's Office for said County.
>
> Said Lot. No. 71 fronts 65 feet on the southerly side of Ironwood Drive and runs back 160 feet on the westerly line and 169 feet on the easterly line to a dead line in the rear, measuring 67.3 feet thereon.
>
> Being the same property conveyed to American General Finance, Inc., by deed from Larry E. Hollis, an unmarried person, dated April 29, 1997, recorded April 30, 1997, of record in Book 10434, page 55, in the Register's Office for Davidson County, Tennessee.
>
> Subject to easements, setbacks and restrictions set out in Book 2133, page 46, in the Register's Office for Davidson County, Tennessee.

This is improved property, known as 2924 Ironwood Drive, Nashville, TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, her heirs and assigns forever; and we do covenant with the said GRANTEE 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 fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever by, through and under the said GRANTEE, her heirs and assigns, but not otherwise. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said AMERICAN GENERAL FINANCE, INC. has hereunto set its signature, this 29th day of September, 1997.

BRAD BORCHERS, Vice President
American General Finance, Inc.

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BRAD BORCHERS, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be Vice President (or other such officer authorized to execute this instrument) of AMERICAN GENERAL FINANCE, INC., the within-named bargainor, a corporation, and that such Vice President or officer as such Vice President, executed the foregoing Special Warranty Deed for the purposes and considerations therein contained, by personally signing the name of the corporation as Vice President.

WITNESS my hand and official seal of office, at Nashville, Tennessee, this 29th day of September 1997.

Hilda W. Stevens
NOTARY PUBLIC

My commission expires: 7-22-2000

HILDA W. STEVENS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $ 50,000.00.

Peggy M. Cobb
AFFIANT

Sworn to and subscribed before me this 1st day of October, 1997.

Roxanne Burdick
NOTARY PUBLIC
My commission expires: 1-27-2001

ROXANNE BURDICK NOTARY PUBLIC ROBERTSON COUNTY, TENN.

0355522
IDENTIF. + REFERENCE

97 OCT -3 PM 1:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This Instrument Prepared By:

J. Wayne Thomas, Attorney at Law
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

THIS INSTRUMENT PREPARED WITH INFORMATION PROVIDED BY GRANTOR.
THERE HAS BEEN NO TITLE SEARCH.

ATTACHMENT "A"

10633PG886

ASSISTANT SECRETARY'S CERTIFICATE

I, Mary R. Deig, Assistant Secretary of American Generral Finance, Inc., a Tennessee corporation, hereby certify that Brad Borchers was elected to the office of Vice President & Assistant Secretary on March 18, 1996 by the Board of Directors, and to the best of my knowledge he continues to serve in such capacity as of the date hereof.

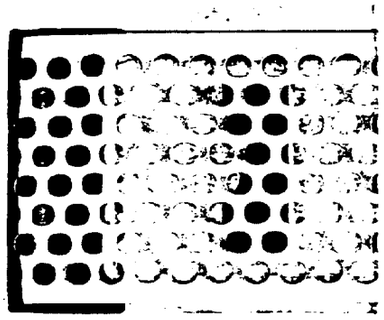
Dated this 18th day of March, 1996.

(SEAL)

Mary R. Deig

Mary R. Deig, Assistant Secretary

198-00 03CHECK 0101 10/03 6115



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BK. 10633 PG. 887

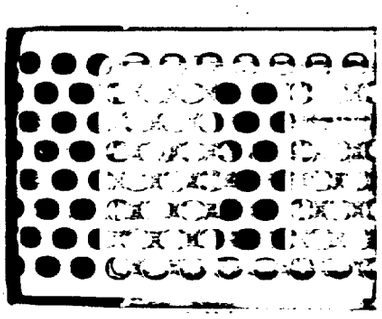
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 12.00
TOTAL 198.00
CHECK 198.00

10/03/97 01 13:25 0001 6115

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0355522
IDENTIF. ↑ REFERENCE

97 OCT -3 PM 1:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1205457