BOOK 10700 PG 539

Box 28

OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,750.00 .

Kandi Dennis
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE THIS THE 28th DAY OF November, 19 97.

Jo Ann Smith
NOTARY PUBLIC

My Commission expires: 10/28/98

THIS INSTRUMENT PREPARED BY
Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
SAMUEL OWEN (NAME)	PHH MORTGAGE SERVICES (NAME)	44-14-107
908 Livingston Street (ADDRESS)	6000 Atrium Way (ADDRESS)	
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Mt. Laurel, NJ 08054 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

ROY SAMUEL OWEN AND WIFE, CYNTHIA JUNE OWEN

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

SAMUEL OWEN AND KANDI DENNIS, BOTH UNMARRIED

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of Rolling Green Subdivision, Section 2, of record in Book 1424, page 91, REgister's Office for said County, described as follows:

Said Lot No. 69 fronts 94 feet on the westerly side of Livingston Street and extends back between parallel lines 160.8 feet to a dead line, measuring 94 feet thereon.

Being the same property conveyed to Roy Samuel Owen and wife, Cynthia June Owen, by deed from Roy C. Owens a/k/a Roy C. Owen, of record in Book 9159, page 818, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1. Matters shown on the Plan of record in Book 1424, page 91, said REgister's Office.
2. Easements of record in Book 626, page 556, Book 662, page 743, and Book 1814, page 314, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 908 Livingston Street - Old Hickory, TN 37138
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 28th day of November, 19 97.

Roy Samuel Owen
ROY SAMUEL OWEN

Cynthia June Owen
CYNTHIA JUNE OWEN

BOOK 10700 PG 540

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ROY SAMUEL OWEN AND WIFE, CYNTHIA JUNE OWEN, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 28th day of November, 1997.

My Commission expires:
11/28/98

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

97 DEC -1 AM 10:31
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
10374406

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

12/01 0101 CHECK

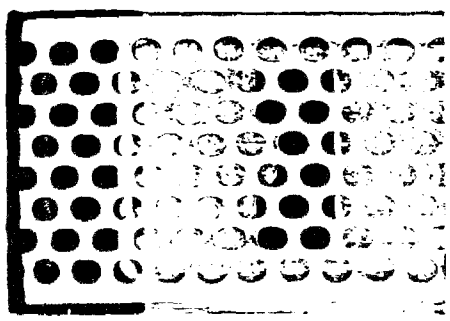
174-58

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10700 PG 541

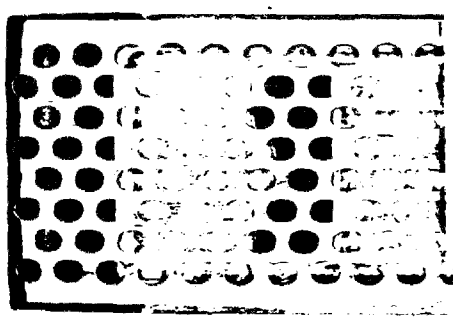
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 44750.00
CON TX 165.50
PRFEE 1.00
WDEED 8.00
TOTAL 174.50
174.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/01/97 01 10:20 0001 4099



037406

IDENTIFICATION

97 DEC -1 AM 10:31

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1225735