THIS INSTRUMENT PREPARED BY:
Liberty Escrow, Inc.
417 Welshwood Drive, Suite 108
Nashville, TN 37211

BOOK 10738 PG 444

ADDRESS NEW OWNER AS:

Mr. and Mrs. Darius L. Powell
1004 Chateau Valley Court
Nashville, TN 37207

SEND TAX BILLS TO:

Mortgage Portfolio Services, Inc.
5520 LBJ Freeway # 200
Dallas, TX 75240

Map & Parcel: Map 59-15-0-A 24.0 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, Cumberland Builders, Inc., a Tennessee Corporation have this day bargained and sold and do hereby sell, transfer and convey unto Darius L. Powell and wife, Emma G. Powell the GRANTEES herein, their heirs and assigns, the following described tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 24 on the Final Plat, Phase I, Chateau Valley, of record in Book 6900, page 895, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING a part of the same property conveyed to Cumberland Builders, Inc. by deed of record in Book 10728, page 791, said Register's Office.

97 DEC 30 PM 12:52
FILED FOR RECORD AND RECORDED IN OFFICE OF THE REGISTER DAVIDSON COUNTY, TN.
MAIL ENV.

IDENTIFICATION REFERENCE
0381834

6282 12/30 0101 03CHECK 456.70

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantees, their heirs, successors, and assigns forever; and we do covenant with the said Grantees, their heirs, successors, and assigns, that we are lawfully seized in fee of said land; that they have a good and perfect right to make this conveyance; that said land is uneneumbered unless otherwise herein set out; and we do further covenant and bind ourselves, and heirs and assigns to warrant and forever defend the title in and to said land against the lawful clains and demands of all person, whomsoever.

WHEREVER USED HEREIN the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY HAND on the date contained in the notary acknowledgement below.

CUMBERLAND BUILDERS, INC.

Rick Holcomb

By: Rick Halcomb
Its: ~~Vice~~ President
PH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared Rick Halcomb, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of Cumberland Builders, Inc., the within named bargainor, a Corporation and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of Cumberland Builders, Inc. by himself as the Vice President.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 9th day of December, 1997, ~~1996~~.

Patsi B. Neely
Notary Public

My Commission Expires: 6-13-98

STATE OF TENNESSEE
COUNTY OF DAVIDSON

My Commission Expires 6-13-98

The actual consideration or value, whichever is greater, for this transaction is $ 121,000.00

Sharon Jennings
Affiant

Sworn to and subscribed to before me this 9th day of December, 1997, ~~1996~~.

Patsi B. Neely
Notary Public

My Commission Expires: 6-13-98

My Commission Expires 6-13-98

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

RECEIVED OF _____

FOR _____

BOOK 10738 PG 446

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 121000.00
CON TX 447.70
PRFEE 1.00
WDEED 8.00
TOTAL 456.70
CHECK 456.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/30/97 01 12:58 0001 6282

0384834
IDENTIFICATION REFERENCE

97 DEC 30 PM 12:52

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1236983