BOOK 10759 PG 551

SPECIAL WARRANTY DEED

Name and Address of New Owner:
Robert H. Braswell
168 Charleston Park
Nashville, TN 37205

Send Tax Bills to:
Same as New Owner

98 01/16 0101 03CHECK 126.22

Map and Parcel Numbers:
Map 72-9
Parcel No. 229

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **HomeComings Financial Network, Inc.**, ("Grantor"), has bargained and sold, and hereby transfers and conveys to **ROBERT H. BRASWELL** ("Grantee), his successors, heirs and assigns, certain land in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantee, his successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Property taxes for 1998, any and all notes, setback lines easements, etc. which may be shown on the Map of East Hill Subdivision as of record in Book 332, Page 33, Register's Office for Davidson County, Tennessee and further subject to sewer easement of record in Book 1224, Page 572, said Register's Office.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantee, his successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this the 13th day of January, 1998.

SEAL
1998
DELAWARE

HomeComings Financial Network, Inc.
a Delaware Corporation

By: _____
TITLE: Vice-President
Gregg Buckley

98 JAN 16 AM 8:57

03390730

IDENTIFICATION REFERENCE

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

BK/VOL 10159 PG 552

STATE OF CALIFORNIA

COUNTY OF San Diego

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Gregg Buckley with whom I am personally acquainted and who upon his (his, her) oath(s) acknowledged himself (herself, himself) to be the Vice-President of **HomeComings Financial Network, Inc.** the within named bargainor, a corporation, and that Gregg Buckley as such Vice-President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Gregg Buckley as such Vice-President.

Witness my hand and official seal at office at San Diego, California on this the 13th day of JANUARY, 1998.

Shawnel Dawson
Notary Public

My Commission Expires: July 20, 1999

SHAWNEL DAWSON
Commission # 1065959
Notary Public — California
LOS ANGELES COUNTY
My Comm. Expires JUL 20, 1999

SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $30,600.00.

Robert H. Braswell
Robert H. Braswell

Subscribed and sworn to before me
this 14th day of January, 1998.

Deanie L Gregory
Notary Public

My Commission Expires: 5/23/98

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 102
MADISON, TN 37115

EXHIBIT "A" BOOK 10759 PG 553

Land in Davidson County, Tennessee, being Lot No. 30 on the Map of East Hill Addition, as of record in Book 332, Page 33, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 100 feet on the south side of Delmas Avenue and runs back between parallel lines 191 feet, more or less, to a dead line.

Being the same property conveyed to HomeComings Financial Network, Inc., a Delaware Corporation by Transfer Deed from Ocwen Federal Bank, FSB by and through its attorney-in-fact, HomeComings Financial Network, Inc. of record in Book 10719, Page 309, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 928 Delmas Avenue, NASHVILLE, Tennessee 37216

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10759 PG 554

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

98 JAN 16 AM 8:57

FELIX Z. WILSON, REGISTER
DAVIDSON CO. TN.

0390730
IDENTIF. # REFERENCE

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT 30600.00
CON TX 113.22
[illegible] 1.00
WDEED 12.00
TOTAL 126.22
CHECK 126.22

01/16/98 01 09:03 0001 2693

No.1243329