BOOK 10779 PG 407

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF January, 19 98

Notary Public

MY COMMISSION EXPIRES: May 23, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Greater Nashville Title, 223 Madison Street, S. 102, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ryan R. Podany (NAME)	Countrywide Home Loans (NAME)	MAP 62-4
805 Evergreen Trail (ADDRESS)	P.O. Box 660694 (ADDRESS)	PARCEL 3
Madison, TN 37115 (CITY) (STATE) (ZIP)	Dallas, TX 75266-0694 (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, Jerry C. Gillihan and wife, Cynthia S. Gillihan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ryan R. Podany and wife, Tracey L. Podany

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:

Land in Davidson County, Tennessee, being Lot No. 65 on the Map of Marlin Meadows, Section IV, as of record in Book 2133, Page 66, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete dscription.

Being the same property conveyed to Jerry C. Gillihan and wife, Cynthia S. Gillihan, by warranty deed from Joyce Ann Brodie Adcock of record in Book 5279, Page 816, Register's Office for Davidson County, Tennessee.

0396516

IDENTIFICATION REFERENCE

98 FEB -3 AM 10:26

8895 02/03 0101 03CHECK 342.00

unimproved ( )
This is improved (X) property, known as 805 Evergreen Trail, Madison, TN 37115
(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 28th day of January, 19 98

Jerry C. Gillihan

Cynthia S. Gillihan

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 Jerry C. Gillihan and wife, Cynthia S. Gillihan

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 Madison, Tennessee, this 28th day of January, 19 98.

Commission expires May 23, 1998

Notary Public

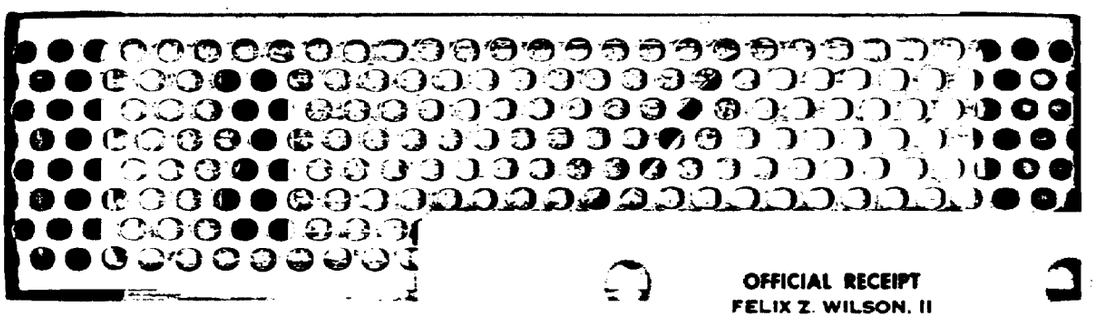
STATE OF TENNESSEE
COUNTY OF

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

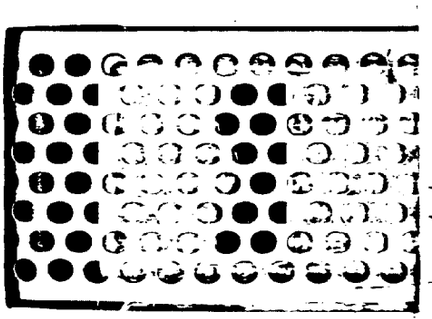
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10779 PG 409

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 90000.00
CON TX 333.00
PRFEE 1.00
WDEED 8.00
TOTAL 342.00
CHECK 342.00

02/03/98 01 10:29 0001 8895

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0396516
IDENTIFICATION REFERENCE

93 FEB -3 AM 10: 26

REGISTER
DAVIDSON COUNTY, TN.

No. 1249460