BOOK 10844 PG 981

WARRANTY DEED

SPECIAL WARRANTY

DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

James E. Pigg Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March, 19 98

A. Scott Hubbard
Notary Public

MY COMMISSION EXPIRES: 3/21/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Pigg, Jr. (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 61-15
1417 Norvell Avenue (ADDRESS)	(ADDRESS)	PARCEL 199
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	(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, Temple-Inland Mortgage Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Pigg, Jr., unmarried

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. 17 on the Map of Shadowlawn Subdivision, as of record in Plat Book 1130, page 84, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Temple-Inland Mortgage Corporation by Trustee's Deed from Charles H. child, Substitute Trustee, of record in Book 10758, page 453, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters shown on the Plan of record in Book 1130, page 84, Register's Office for Davidson County, Tennessee.

By, through, and under, but not otherwise the following limitation of warrantees shall be deemed superior and override any others contained herein:

Warrantees contained herein extend only to Grantee herein and pertain only to those defects placed or caused to be placed on the above property by the within captioned Grantor.

unimproved ( )
This is improved (X) property, known as 1417 Norvell Avenue, Nashville, Tennessee 37216
(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 my hand this _____ day of _____, 19____

Temple-Inland Mortgage Corporation
By: Joe Farr
Joe Farr, Executive Vice President

BOOK 10844 PG 982

STATE OF
COUNTY OF
Personally appeared before me, _____, a Notary Public in and for
said County and State, the within named _____
_____
the bargainor _____ with whom I am personally acquainted or proved to me on 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 _____
_____, Tennessee, this _____ day of _____, 19_____.
Commission expires _____ _____ Notary Public

STATE OF Texas
COUNTY OF Travis
Before me, the undersigned, a Notary Public within and for the
State and County aforesaid, personally appeared Joe Farr with whom I am personally acquainted and who
and _____ upon his oath(s) acknowledged himself to be the Executive Vice President
and CEO respectively of the Temple-Inland Mortgage Corporation
the within named bargainor, and corporation, and that he as such
and being authorized so to do, executed 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 Austin, Texas on this the 12th
day of March 19 98.
My commission expires 7-17-2001 Kelly Glass Notary Public

KELLY GLASS
NOTARY PUBLIC
State of Texas
Comm. Exp. 07-17-2001

Page 2 of 2

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98 MAR 19 AM 10:08

04141130

IDENTIF. # REFERENCE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10844 PG 983

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	52000.00
CON TX	192.40
PRFEE	1.00
WDEED	8.00
TOTAL	201.40
CHECK	201.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 7898

0414130
IDENTIF. # REFERENCE

98 MAR 19 AM 10:08

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 1268248