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PREPARED BY (AND RETURN TO):

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W & I Ref: (sk) Title No: 40104
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Matthew M. Petrin 4421 Iroquois Ave. Nashville, TN 37205	Countrywide Home Loans 718 Thompson Lane, Suite 114 Nashville, TN 37204

TAX MAP-PARCEL NUMBERS: 130-02-164

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 429,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Steven C. Rollins and spouse, Molly B. Rollins,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Matthew M. Petrin,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A lot or parcel of land in the seventh, formerly the eleventh Civil District of Davidson County, Tennessee, situated on the south side of Iroquois Place between Belle Meade Boulevard and Jackson Boulevard and being part of Lot No. 3 in the plan of Subdivision of Lots Nos. 12 and 46 and parts of Lot Nos. 10-44B and 47 in Belle Meade Plan No. 2 as of record in Book 421, Page 55, Register's Office for said County, also part of Lot No. 47 on the Plan of Belle Meade Subdivision No. 2 as of record in Book 421, Page 51, said Register's Office, and as described as follows:

BEGINNING on the south side of Iroquois Place at a point 61.84 feet east of the line between Lot Nos. 2 and 3 on the said first mentioned plan; thence at right angles southwardly and parallel with the line between said Lot Nos. 2 and 3, 217 feet to a dead line; thence at right angles eastwardly along said dead line 100 feet to a point; thence at right angles northwardly and in a line which is 13.16 feet west of the line between Lot Nos. 3 and 4 on said first mentioned plan 217 feet to the south margin of Iroquois Place; thence with said margin westwardly 100 feet to the beginning.

BEING the same property conveyed to Steven C. Rollins and wife, Molly B. Rollins by substitute Trustee's deed from Joe m. Kirsch, substitute Trustee, of record in Book 9055, Page 968, register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Plat Book 421, Page 51 and 55, said Register's Office.

This is improved property, known as: 4421 Iroquois Ave., Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 14th day of July, 1998.

Steven C. Rollins

Molly B. Rollins

State of Tennessee
County of Davidson

On this 14th day of July, 1998, before me the undersigned authority, personally appeared **Steven C. Rollins** and **Molly B. Rollins**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/16/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 429500.00

Affiant

Sworn and subscribed before me on the 14th day of July, 1998.

Notary Public

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/16/99

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98 JUL 17 AM 10:34

REGISTER'S OFFICE DAVIDSON COUNTY, TN

0463594

IDENTIF. & REFERENCE

Wldoc: Deed Wty—12/92

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 429500.00
CON TX 1589.15
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 1600.15
CHECK 1600.15

07/17/98 01 10:36 0001 4785

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0463594
IDENTIFICATION REFERENCE

98 JUL 17 AM 10:34

No.1320471