Return to:
CASTLEMAN TITLE & ESCROW, INC.
110 Clancy Street, Suite 112
Goodlettsville, TN 37072

47

SPECIAL WARRANTY DEED

BOOK 11096 PAGE 276

Name and Address of New Owner(s):
William H. Holt and wife,
Carol E. Holt
724 Paige Circle
Nashville, TN 37207

Send Tax Bills to:
Pacific American Mortgage
5520 LBJ Freeway, Suite 200
Dallas, TX 75240

Tax Map and Parcels Nos.:
Map 59-11
Parcel 273

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **OCWEN FEDERAL BANK, FSB**, ("Grantor"), has bargained and sold, and hereby transfers and conveys to **WILLIAM H. HOLT AND WIFE, CAROL E. HOLT** ("Grantees"), their 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").

C.H. & W.H.

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantees, their 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 which are a lien but not yet due and payable and will be the responsibility of Grantees, any and all notes, building setback lines, easements, etc. shown on the Plan of PAIGE VILLA, a plat of record in Book 6250, Page 557, Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantees 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 Grantees, their successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this the 26th day of AUGUST, 1998.

OCWEN FEDERAL BANK, FSB

By: _____
DAVID A. HOLT

TITLE: Vice President

ATTEST: _____

TITLE SCOTT A. BARNES
Assistant Secretary

98 SEP -2 PM 2:55
REGISTER
DAVIDSON COUNTY, TN.

048473
... A REFERENCE

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared David A. Holt and Scott A. Barnes with whom I am personally acquainted and who upon their (his, her, their) oath(s) acknowledged themselves (herself, himself, themselves) to be the Vice President and Assistant Secretary respectively of **OCWEN FEDERAL BANK, FSB** the within named bargainor, a corporation, and that David A. Holt as such Vice President AND Scott A. Barnes as such Assistant Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said David A. Holt as such Vice President and attesting the same by the said Scott A. Barnes as such Assistant Secretary.

Witness my hand and official seal at office at West Palm Beach, Florida, on this the 26th day of AUGUST, 1998.

Sherri L. Martinson
Notary Public

SHERRI L. MARTINSON
MY COMMISSION # CC 752257
EXPIRES: February 1, 2002
Bonded Thru Notary Public Underwriters

My Commission Expires: Feb 1, 2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $81200.00 .

William H Holt
Affiant

Subscribed and sworn to before me this 28th day of AUGUST, 1998.

Bertie J. Whitaker
Notary Public

BERTIE JO WHITAKER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY

My Commission Expires: 11-27-99

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"

Land in DAVIDSON COUNTY, TENNESSEE, , being Lot No. 13 as shown on the Plat of Paige Villa, of record in Book 6250, Page 557, Register's Office for DAVIDSON County, Tennessee, to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Ocwen Federal Bank, FSB by Substitute Trustee's Deed from Arnold M. Weiss, Substitute Trustee of record in Book 10768, Page 45, Register's Office for DAVIDSON County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 724 PAIGE CIRCLE, NASHVILLE, TN 37207

y WHH

6029 09/02 01:01 03CHECK 315.44

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

RECEIVED OF _____

FOR _____

BOOK 11096 PAGE 279

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 81200.00
CON TX 300.44
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 315.44
CHECK 315.44

09/02/98 01 14:57 0001 6029

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0483473

98 SEP -2 PM 2:55

REGISTER
DAVIDSON COUNTY, TN.

No. 1341472