BOOK 11107 PAGE 282

Prepared by:
Frontier Title & Escrow, Inc.
109C East Avenue
Goodlettsville, TN 37072

Send tax bill to:

Christopher J. Dumas, Jr.
1824 Underwood Street
Nashville, TN 37209

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 31st day of August, 1998, by and between ***United Companies Lending Corporation***, party of the first part and ***Christopher J. Dumas, Jr.***, party of the second part:

WITNESSETH: That for and in consideration of One Dollar ($1.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated in Davidson County, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 63 on the Map of J.M., T.J. and G.W. Harding's Plan of Lots, as of record in Book 21, page 80, Register's Office for said County.

Said Lot No. 63 fronts 50 feet on the northerly side of Underwood Street, formerly Passale Street and runs between parallel line, along the easterly margin of 21st Avenue North, 150 feet to an alley.

Being the same property conveyed to United Companies Lending Corporation by Trustee's Deed from James A. Crislip of record in Book 10479, page 836, Register's Office for Davidson County, Tennessee.

To have and to hold the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs and assigns in free simple forever.

This said party of the first part does hereby covenant with the said party of the second part that as to the title and quiet possession to said real estate it will warrant and forever defend against the lawful claims of all persons claiming the same by, through, or under a written instrument executed by said party of the first part or as the result of an affirmative act of the party of the first part, but not further of otherwise.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

UNITED COMPANIES LENDING CORPORATION

BY: _____

TITLE: Vice President

9166 09/10 0101 03CHECK 140.50

PICK-UP

98 SEP 10 PM 1:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. → REFERENCE 0486337

STATE OF Louisiana
COUNTY OF East Baton Rouge Parish

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, George Killam with whom I am personally acquainted and who upon his oath acknowledged himself or herself to be the Vice President of United Companies Lending Corporation, a corporation, the within named bargainor and that he or she 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 himself or herself as such Vice President.

WITNESS my hand and official seal at office in Baton Rouge Louisiana on this the 3rd of September 1998.

Deborah S. Aydell. duly commissioned in and for the parish of Livingston. qualified to act in and for the parish of East Baton Baton Rouge, state of Louisiana. My commision is for Life.

Deborah S. Aydell
NOTARY PUBLIC

Document Not Prepared By Notary
Notary ONLY Witnessed Signatures.

My Commission expires: Death

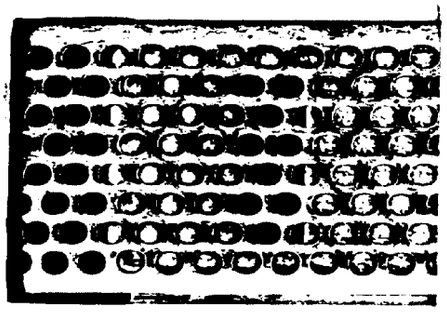
I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$35,000.00** which amount is equal to or greater than that which the property transferred would command at a fair and voluntary sale.

Karen Heavener
Affiant

Subscribed and sworn to before me this the 9th day of September 1998.

NOTARY PUBLIC

My Commission Expires: 1/2099



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

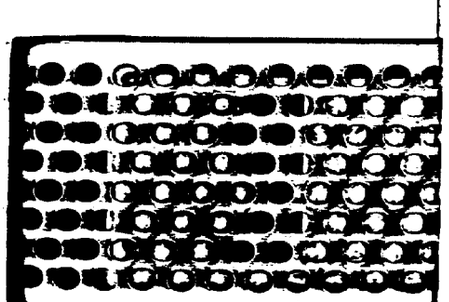
RECEIVED OF _____

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID CONTRACT 85000.00

0486337 IDENTIF. ▲ REFERENCE

98 SEP 10 PM 1:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

CON TX	129.50
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	140.50
CHECK	140.50

09/10/98 01 13:28 0001 9166

No. 1344573