SPECIAL WARRANTY DEED

BOOK 11144 PAGE 325

Name and Address of New Owner(s):	Send Tax Bills to:	Tax ID Numbers:
ROBERT H. BRASWELL 168 Charleston Park Nashville, TN 37205	Same as New Owner	Map 72-9 Par. 319 911 Carolyn Ave. Nashville, TN 37216

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 **ROBERT H. BRASWELL,** ("Grantees"), his 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").

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantees, his 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 any and all notes, building setback lines, easements, etc. shown on the Plan of Irvington, as of record in Book 843, Page 60, Register's Office for Davidson County, Tennessee.

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

Executed this the 28th day of SEPTEMBER, 1998.

OCWEN FEDERAL BANK, FSB

By: _____

TITLE: DAVID HOLT
Vice President

ATTEST: _____

TITLE SCOTT A. BARNES
Assistant Secretary

(1)

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

0496624

IDENTIFICATION REFERENCE

98 OCT -6 AM 9:27

REGISTER
DAVIDSON COUNTY, TN.

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 Holt and Scott 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 Asst Secy respectively of **OCWEN FEDERAL BANK, FSB** the within named bargainor, a corporation, and that David Holt as such Vice President AND Scott Barnes as such Asst Secy 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 Holt as such Vice President and attesting the same by the said Scott Barnes as such Asst Secy.

Witness my hand and official seal at office at West Palm Beach, Florida, on this the 28th day of SEPTEMBER, 1998.

Alesia Soucia
Notary Public

ALESIA SOUCIA
MY COMMISSION # CC 715709
EXPIRES: February 10, 2002
Bonded Thru Notary Public Underwriters

My Commission Expires: 2-10-2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $38,900.00 .

Robert W. Braswell
Affiant

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

Deanie L. Gregory
Notary Public

DEANIE L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires: 3-23-2002

My Commission Expires MAR. 23, 2002

Mail

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. 71 on the Plan of Irvington, as of record in Book 843, Page 60, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

BEING the same property conveyed to Ocwen Federal Bank, FSB, f/k/a Berkeley Federal Bank & Trust, FSB, by Trustee's Deed of record in Book 10925, Page 991, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY ALSO KNOWN AS 911 CAROLYN AVENUE, NASHVILLE, TN 37216.

0048 10/06 0101 03CHECK 158.93

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

RECEIVED OF _____

FOR _____

BOOK 11144 PAGE 328

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 38900.00
CON TX 143.93
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 158.93
CHECK 158.93

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/06/98 01 09:28 0001 0048

0496624
IDENTIF. & REFERENCE

98 OCT -6 AM 9:27

BILL GARNER, REGISTER
DAVIDSON COUNTY, TN.

No. 1355310