SPECIAL WARRANTY DEED

BOOK 11317 PAGE 349

Name and Address of New Owner(s):
Marvin Cook
P.O. Box 148761
Nashville, TN 37214

Send Tax Bills to:
SAME AS NEW OWNERS

TAX ID NUMBERS:
Map 59-5 Parcel 186
13DA-41120

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 **MARVIN COOK** ("Grantee"), 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 Grantee, 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 1999 which are a lien but not yet due and payable; Restrictive Covenants of record in Book 4512, Page 694, Register's Office for Davidson County, Tennessee; notes, easements, owner's certificate, building setback line, etc., if any, as may be set forth on the plan of Buena Vista Estates, Section 5, of record in Book 4460, Page 22, said Register's Office and Metropolitan Government Letter denying request for variance for beauty shop in dwelling of record in Book 4915, Page 123, said Register's Office.

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

Executed this the 26th day of JANUARY, 1999.

0542521
IDENTIF. # REFERENCE
99 JAN 29 PM 12:57
BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

OCWEN FEDERAL BANK, FSB

By: _____ DON L. ST. JOHN
Vice President

TITLE: _____

ATTEST: _____ SCOTT A. BARNES
Assistant Secretary

TITLE _____

(1)

RECORDERS MEMO SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

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 Don L. St John 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 Don L. St John 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 Don L. St John 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 26 day of JANUARY, 1999.

Notary Public

JOHN D. FABIAN
MY COMMISSION # CC 781316
EXPIRES: October 6, 2002
Bonded Thru Notary Public Underwriters

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $48,000.00.

Marvin Cook

Subscribed and sworn to before me
this 27th day of January, 1999.

Notary Public

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

My Commission Expires: 3-23-2002

My Commission Expires MAR. 23, 2002

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 102
MADISON, TN 37115

Mail

6925 01/29 0101 03CHECK TOTO 42/10 192.60

EXHIBIT "A"

LAND in DAVIDSON County, Tennessee, described as follows, to-wit:

Being Lot No. 150 on the Plan of Buena Vista Estates, Section 5, as of record in Book 4460, Page 22, Register's Office for Davidson County, Tennessee to which plan 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 11119, Page 272, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY ALSO KNOWN AS 4163 FARMVIEW DRIVE, NASHVILLE, TN 37218.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11317 PAGE 352

0542521

IDENTIF. # REFERENCE

99 JAN 29 PM 12:51

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	48000.00
CON TX	177.60
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	192.60
CHECK	192.60

01/29/99 01 12:55 0001 8925

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1418307