BK 61
T1392

This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

BOOK 11320 PAGE 865

ADDRESS NEW OWNER:
Tracy Neal McCarley
1716 Knowles Ave.
Nashville, Tennessee 37208

SEND TAX BILL TO:
(SAME)

MORTGAGEE:

MAP 81-15
GROUP
PARCEL 323

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Greentree Financial Servicing Corp.**, hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Tracy Neal McCarley**, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, Tract III, being the westerly 35 ft. of Lot 34 in the Bransford Realty Company's Resubdivision or part of Manlove Addition recorded in Book 421, page 53, said Register's Office. Said part of the said lot fronts 35 ft. on the northerly side of Thompson St. and extends back northwardly between parallel lines 13 1/2, more or less, to an alley.

Being the same property conveyed to Greentree Financial Servicing Corp. by deed from Arnold M. Weiss, Substitute Trustee, of record in Book 10945, page 884, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1999 and subsequent years.

This is improved property known as 1716 Knowles Ave., Nashville, Tennessee 37208.

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,her heirs and assigns, forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons claiming by or through GRANTOR. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0543556
IDENTIF. A REFERENCE

99 FEB -2 AM 8:35
REGISTER
DAVIDSON COUNTY, TN.

WITNESS my hand this the 28 day of JANUARY, 1999.

Greentree Financial Servicing Corp.

By: Jo Anne Hogan
JO ANNE HOGAN

BOOK 11320 PAGE 866

STATE OF ARIZONA)
COUNTY OF Maricopa)

Before me, the undersigned authority of the State and County aforesaid, personally appeared Jo Anne Hogan, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself ~~himself~~ to be DIRECTOR of **Greentree Financial Servicing Corp.**, the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal this 28 day of JANUARY 1999.

Stefan J Shilgalis
NOTARY PUBLIC

My Commission Expires: 5.2.2002

STEFAN J. SHILGALIS
Notary Public - Arizona
Maricopa County
My Commission Expires
May 2, 2002

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $47,500.00

Nella Hughes
AFFIANT

Subscribed and sworn to before me on this 29th day of January 1999.

Patricia Kay Neal
NOTARY PUBLIC

My Commission Expires: _____

PATRICIA KAY NEAL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 1999

0020 02/02 0101 03CHECK 186.75

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11320 PAGE 867

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

CAMT	47500.00
CON TX	175.75
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	186.75
CHECK	186.75

02/02/99 01 08:33 0001 0020

0543556
IDENTIF. A REFERENCE

99FEB-2 AM 8:35

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1419379