This Instrument Prepared By:
Brokers Escrow Services, Inc.
P. O. Box 140255
211 Donelson Pike, Suite 2
Nashville, Tennessee 37214

Pg 1 of 6

BOOK 11508 PG. 429

ADDRESS NEW OWNER:
HELEN CAIN
856 Sandburg Place
Nashville, Tennessee 37214

SEND TAX BILL TO:
To Mortgagee

MORTGAGEE:
COUNTRYWIDE HOME LOANS, INC.
4500 Park Granada
Calabasas, California 91302-1613

MAP **108-12**
PARCEL **266**

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 of which is hereby acknowledged, **RUTH M. MASSEY, a widow,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **HELEN CAIN, unmarried**, hereinafter called the GRANTEE, her heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of a Resubdivision of Lots 11 and 12 Elmcrest Subdivision of record in Book 8250, Page 61, Register's Office for said County.

Said Lot No. 11 fronts 71.50 feet on the Westerly margin of Sandburg Place and extends back 185.67 feet on the Northerly line and 166.85 feet on the Southerly line to a dead line in the rear measuring 51.09 feet thereon.

Being the same property conveyed to Edward L. Massey and wife, Ruth M. Massey by Deed from W. L. Bainbridge, Inc., a Tennessee corporation, of record in Book 8530, Page 173, Register's Office for Davidson County, Tennessee. The said Edward L. Massey has since died (Death Certificate No. 9705873) leaving Ruth M. Massey as sole owner.

This is improved property known as 856 Sandburg Place, Nashville, Tennessee 37214.

Taxes for the current year have been settled between the parties. This conveyance is also made subject to the following matters:

1. Subject to Restrictive Covenants of record in Book 8326, Page 915, Register's Office for Davidson County, Tennessee.

2. Subject to plan of record in Plat Book 8250, Page 61, Register's Office for Davidson County, Tennessee.

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 she 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 herself, her heirs 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 whomsoever.

WITNESS my hand this the 28th day of May, 1999.

BOOK 11508 PG. 430

Ruth M. Massey
RUTH M. MASSEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **RUTH M. MASSEY**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of May, 1999.

Amy Beth Walpole
NOTARY PUBLIC

AMY BETH WALPOLE NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires: February 3, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $90,000.00.

Julia Cain
AFFIANT

4396 06/02 0101 03CHECK 344.00

Subscribed and sworn to before me on this 28th day of May, 1999.

Amy Beth Walpole
NOTARY PUBLIC

AMY BETH WALPOLE NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires: February 3, 2001

0594855

IDENTIFICATION REFERENCE

99 JUN -2 PM 6:03

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11508 PG. 431

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

0594855

IDENTIFICATION REFERENCE

99 JUN -2 PM 6:03

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	90000.00
CON TX	333.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	344.00
CHECK	344.00

06/02/99 01 18:06 0001 4396

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1468917