THIS INSTRUMENT PREPARED BY:
J. Blake Freeman, Attorney
Priority Escrow Services, Inc.
51 Century Blvd., Suite 110
Nashville, TN 37214-3614

SPECIAL WARRANTY DEED BOOK 11554 PAGE 58

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged by the Grantor, COMMONWEALTH MORTGAGE ASSURANCE COMPANY, does hereby bargin, sell, transfer and convey unto ~~XXXXXXXXXXXXXXXXX~~ JEANNE DARBY that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 525 on the Plan of Bradford Hills, Section Thirteen, of record in Book 7900, page 6 and amended in Book 7900, page 661, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Commonwealth Mortgage Assurance Company by Deed from Federal National Mortgage Association of record in Book 11554 **, page** 54 **, said Register's Office.**

GRANTEE(S), ~~XXXXXXXXXXXXXXXXXX~~Jeanne Darby whose address is 3441 Cobble Street, Nashville, TN 37211 are responsible for the payment of real property taxes on subject property.

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging unto the said Grantee(s), ~~XXXXXXXXXXXXXXXXXX~~Jeanne Darby, her heirs and assigns, forever.

Said COMMONWEALTH MORTGAGE ASSURANCE COMPANY, warrants the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said COMMONWEALTH MORTGAGE ASSURANCE COMPANY, has executed this deed this 30th day of April, 1999.

COMMONWEALTH MORTGAGE ASSURANCE COMPANY

Linda Brennan
Its: Assistant Vice President

Witness:

0606716

IDENTIF. & REFERENCE

99 JUL -1 PM 4:35

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

RECORDED 1070 0ETA

STATE OF Pennsylvania
COUNTY OF Philadelphia

Before me, the undersigned, of the State of County aforesaid, personally appeared Linda Brennan with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Assistant Vice President of the COMMONWEALTH MORTGAGE ASSURANCE COMPANY, the within named bargainor, a corporation, and that he as such Assistant Vice President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Assistant Vice President.

Witness my hand and seal, this 30th day of April 1999.

Barbara G. Lawrence
Notary Public

My Commission Expires:

Notarial Seal
Barbara G. Lawrence, Notary Public
Philadelphia, Philadelphia County
My Commission Expires July 31, 1999
Member, Pennsylvania Association of Notaries

****

STATE OF TENNESSEE
COUNTY OF _____

The actual consideration or value, whichever is greater, for this transfer is $ 163,500.00.

Kristen M Meeks
Affiant

Sworn to and subscribed before me this 26th day of May, 1999.

Amy L. Tidwell
Notary Public

My Commission Expires: 10/01/2002

****

NAME & ADDRESS NEW OWNERS:

JEANNE M. DARBY
3441 Cobble Street
NASHVILLE, TN 37211

SEND TAX BILLS TO:

** NEW OWNERS **

Map: 172-12, Group: B, Parcel: 314 CO

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 11554 PAGE 60

0606716
IDENTIFICATION REFERENCE

99 JUL -1 PM 4:35
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	163500.00
CON TX	604.95
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	615.95
CHECK	615.95

07/01/99 01-- 16:37 0001 7130

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1485564