SPECIAL WARRANTY DEED

BOOK 11728 PAGE 554

Name and Address of New Owner(s):
ERIKA N. MULLINS
5814-B Robertson Road
Nashville, TN 37209

Send Tax Bills to:
First Union Mortgage Corp.
1100 Corporate Center Drive
Raleigh, NC 27607-5066

TAX ID NUMBERS:
Map 91 Group 10
Parcel 157.00

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 **ERIKA N. MULLINS** ("Grantee"), her 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, her 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 the year 1999, which are a lien, now due and payable and any and all notes, building setback lines, easements, etc., if any, as shown on the recorded plat of Subdivision of Lots 39 and 40, Division of B.F. Cockrill Farm record in Book 332, Page 41, in the 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 Grantee, her successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this the 25th day of OCTOBER, 1999.

OCWEN FEDERAL BANK, FSB

By: _____

TITLE: DON L. ST. JOHN
Vice President

ATTEST: _____

TITLE DONNA I. McPEEK
Assistant Secretary

REFERENCE
3493
065
99 NOV -3 AM 7:17
REGISTER
COUNTY, TN.

.149 11/03 0101 CASHTUK 224.05

(1)

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

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 Donna L. McPeek with whom I am personally acquainted and who upon their (his, her, their) oath(s) acknowledged themselves (herself, himself, themselves) to be the V.P. and Asst. Secy. respectively of **OCWEN FEDERAL BANK, FSB** the within named bargainor, a corporation, and that Don L. St John as such V.P. AND Donna L. McPeek 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 Don L. St John as such V.P. and attesting the same by the said Donna L. McPeek as such Asst Secy.

Witness my hand and official seal at office at West Palm Beach, Florida, on this the 25 day of OCTOBER, 1999.

Notary Public

My Commission Expires: Rebecca A Cotto My Commission CC753603 Expires October 6, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $56,500.00

Affiant

ROBERT L. SANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me this 29th day of October, 1999.

Notary Public

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. 10 on the Plan of Subdivision of Lots 39 and 40 in the Division of B.F. Cockrill Farm, of record in Book 332, Page 41, Register's Office for Davidson County, Tennessee. Said Lot No. 10 fronts 50.0 feet on the northerly margin of Robertson Street and extends back between parallel lines 150.0 feet to an alley.

BEING the same property conveyed to Ocwen Federal Bank, FSB, by Trustee's Deed from Robert M. Wilson, Jr., Successor-Trustee, of record in Book 11527, Page 147, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY ALSO KNOWN AS 5814-B ROBERTSON ROAD, NASHVILLE, TENNESSEE 37207.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11728 PAGE 557

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

0653493

CAMT 56500.00
CON TX 209.05
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 224.05
CHECK 224.05

11/03/99 01 07:19 0001 7149

99 NOV -3 AM 7:17

REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1534893