Instr:200002080012870 Page: 1 OF 2
REC'D FOR REC 02/08/2000 11:06:27AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $231.25

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Louella J. Akers	Mortgage Portfolio Services, Inc.	
1247-B Kenmore Place	5520 LBJ Freeway, Suite 200	MAP:72-07
Nashville, TN. 37216	Dallas, TX 75240	
		PARCEL:328

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-11-9758]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Base Camp, Inc., a Tennessee Corporation (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto Louella J. Akers, an unmarried person (the "Grantee"), her heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being the easterly 50 feet on the southerly 200 feet of Lot No. 93 on the Map of Kenmore, of record in Book 332, page 32, Register's Office for Davidson County, Tennessee, further described as follows:

Said part of Lot No. 93 fronts 50 feet on the northerly side of Kenmore Place and runs back between lines, 200 feet to a dead line, which measures 50 feet thereon.

Being the same property conveyed to Base Camp, Inc by Cash Deed for Tennessee from Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C. of record in Book 9822, page 846, said Register's Office for Davidson County, Tennessee

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Book 332, page 32 said Register's Office for said County.**

This is improved property known as **1247-B Kenmore Place, Nashville Tennessee 37217.**

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer, is $62,500.00
[
[Affiant
[Subscribed and sworn to before me this
[26th day of January, 2000.
[
[Notary Public
[
[My Commission Expires: 1-25-2003

DONALD E. KNIFFEN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, their heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 26th day of January, 2000.

Base Camp, Inc.

By: _____
Tom Reeves, _____

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tom Reeves, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged himself to be a member of Base Camp, Inc., and that he as such member executed the within instrument for the purposes therein contained , by signing the name of the corporation by himself as a member.

WITNESS my hand and official seal at Nashville, Tennessee, this 26th day of January, 2000.

My Commission Expires 1-25-2003

_____
NOTARY PUBLIC

DONALD E. KNIFFEN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.