Instr:200002150015182 Page: 1 OF 3
REC'D FOR REC 02/15/2000 12:21:48PM
RECORD FEE: $15.03
M. TAX: $0.00 T. TAX: $236.80

Name and Address of New Owner(s):
Patricia Ann Ward
516 Macfie Ct.
Madison, TN 37115

Send Tax Bills to:
Countrywide Home Loans, Inc.
P. O. Box 660694
Dallas, TX 75266-0694

**TAX ID NUMBERS**
MAP 34-13 PARCEL 325

RSD # 6891/3616737 BD

**SPECIAL WARRANTY DEED**

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **AMERIQUEST MORTGAGE COMPANY**, ("Grantor"), has bargained and sold, and hereby transfers and conveys to **PATRICIA ANN WARD** ("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 2000, a lien, but not yet due and payable, any and all notes, easements, building setback lines, etc., if any, as may be set forth on the Plan of Zone Lot Division of all lots in Phase One, Cedar Bluff Subdivision of record in Plat Book 6250, Page 836 and 837, Register's Office for Davidson County, Tennessee; Sewer Easement of record in Book 5116, Page 352; Madison Suburban Utility District Easement of record in Book 6569, Page 956 and subject to restrictive covenants of record in Book 5039, Page 484 and Book 6250, Page 300, 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, but no further or otherwise.

Executed this the 2 nd day of February, 2000.

AMERIQUEST MORTGAGE COMPANY

By: _____

TITLE: _____

ATTEST: By: _____
Barbara Dzikowski

TITLE Assistant Secretary

RSD # 6891/3616737 BD

STATE OF California

COUNTY OF Orange

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared JANE JOHNSON and BARBARA DZIKOWSKI with whom I am personally acquainted and who upon THEIR (his, her, their) oath(s) acknowledged themselves (herself, himself, themselves) to be the Vice President and Asst. Secretary respectively of **AMERIQUEST MORTGAGE COMPANY** the within named bargainor, a corporation, and that Jane Johnson as such Vice President and BARBARA DZIKOWSKI as such ASS. SECRETARY being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Jane Johnson as such Vice President and attesting the same by the said BARBARA DZIKOWSKI as such Asst. Secretary.

Witness my hand and official seal at office at ORANGE, CALIFORNIA on this the 2nd day of February, 2000.

Notary Public

My Commission Expires: 4-11-03

DIANE STEVENS
Commission # 1215671
Notary Public - California
Orange County
My Comm. Expires Apr 11, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $64,000.00.

Affiant (Patricia Ann Ward)

Subscribed and sworn to before me
this 14th day of February, 2000.

Notary Public

My Commission Expires: 3/23/2002

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 103
MADISON, TN 37115

RSD # 6891/3616737 BD

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 181B on the Plan of Zone Lot Division of all lots in Phase One, Cedar Bluff Subdivision, of record in Plat Book 6250, Pages 836 and 837, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Ameriquest Mortgage Company by Substitute Trustee's Deed from Clinton F.Darnell, Substitute Trustee, dated February 25, 1999; recorded April 14, 1999 at 9:10 AM in Book 11430, Page 831, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 516 MACFIE COURT, MADISON, TN 37115