Name and Address of New Owner(s):
William V. Maus and wife,
Eleanor J. Maus
5901 East 6th Apt. 313
Anchorage, Alaska 99504

Send Tax Bills to:
Same as New Owners

TAX ID NOS.
MAP 91-6 Parcel 339

Instr:200002160015703 Page: 1 OF 3
REC'D FOR REC 02/16/2000 2:09:31PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $192.40

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **UNITED COMPANIES LENDING CORPORATION, BY AND THROUGH ITS ATTORNEY-IN-FACT, INTEGRATED ASSET SERVICES,** ("Grantor"), has bargained and sold, and hereby transfers and conveys to **WILLIAM V. MAUS AND WIFE, ELEANOR J. MAUS** ("Grantees"), their 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 Grantees, their 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; Easement in favor of City of Nashville for sewer lines of record in Book 1473, Page 108, Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantees 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 Grantees, their 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 10th day of February, 2000.

UNTIED COMPANIES LENDING CORPORATION
BY ITS ATTORNEY-IN-FACT
INTEGRATED ASSET SERVICES, INC.
BY ITS DULY AUTHORIZED OFFICER(S)

BY: Troy R. Rackner

TITLE: Vice President

ATTEST: Kathryn L. Bittaume

TITLE: VP & Secretary

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF COLORADO
COUNTY OF Arapahoe

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Troy R. Rockwell and Kathryn L. Berthaume with whom I am personally acquainted and who upon _____ (his, her, (their) oath(s) acknowledged _____ (himself, herself, (themselves) to be the Vice President and V.P & Secretary respectively off **INTEGRATED ASSET SERVICES, INC.** the within named Attorney-in-Fact for UNITED COMPANIES LENDING CORPORATION, and that _____ (he, she (they) as such Troy R. Rockwell and Kathryn L. Berthaume being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **Integrated Asset Services, Inc.** by the said Troy R. Rockwell as such Vice President and attesting the same by the said Kathryn L. Berthaume as such V.P. & Secretary. Further, said officer(s) of said Integrated Asset Services, Inc. have executed the foregoing instrument on behalf of Integrated Asset Services, Inc. as Attorney-in-Fact for United Companies Lending Corporation, pursuant to a Limited Power of Attorney, which is being recorded simultaneously herewith. Said officer(s) acknowledges that _____ (he, she, (they) executed the same as the free act and deed of the said United Companies Lending Corporation.

Witness _____ (my, our) hand(s) and official seal at office at Englewood, Colorado, on this the 10th day of FEBRUARY, 2000.

Elaine Kerley
Notary Public

My Commission Expires: 1-24-2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $52,000.00.

Affiant (Purchaser)

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

Deanie L. Gregory
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

EXHIBIT "A"

Land in DAVIDSON COUNTY, Tennessee, beginning at an iron pin in the E. boundary line of West Park Addition #2, being of record in Book 2330, Page 63, Register's Office for Davidson County, Tennessee, said point also being the S. W. corner of the Archie Daughtery property of record in Book 1938, Page 373, Register's Office for Davidson County, Tennessee; thence with said Daughtery's S. Line, being an old stone wall, S. 64 deg. 00' E. 110.00 feet to an iron pin, said Daughtery's S. E. corner; thence with a new line, S. 07 deg. 57' W. 235.81 feet to a point in Richland Creek, also being the S. boundary line of the Harold V. Haney property of record in Book 2464, Page 169, said Register's Office; thence with the line, S. 62 deg. 16' W. 128.76 feet to a point in the E. boundary line of said West Park Addition #2; thence with said E. line of said Subdivision, N. 07 deg. 57' E. 345.00 feet to the point of beginning, together with a 40 foot ingress/egress/utility easement extending from Morrow Road southward and parallel to the westerly boundary of herein described property for ingress and egress to herein described property from Morrow Road.
Said property is further identified as Lot No. 2 on the Subdivision of Harold V. Haney Property of record in Plat Book 5190, Page 382, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to United Companies Lending Corporation by Substitute Trustee's Deed from John B. Philip, Substitute Trustee, dated March 15, 1999; recorded March 18, 1999 at 9:25 AM in Book 11389, Page 660, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 5607B Morrow Road, Nashville, TN 37209