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THIS INSTRUMENT WAS PREPARED BY
Charles E. Reed, Attorney at Law
7065 Moores Lane, Suite 200
Brentwood, Tennessee 37027
(615) 221-5166

Instr:200003150026555 Page: 1 OF 2
REC'D FOR REC 03/15/2000 10:56:34AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $284.90

LIMITED WARRANTY DEED

ADDRESS OF NEW OWNER:
Russell Lee Crouch
2026 10th Avenue South
Nashville, TN 37204

SEND TAX BILLS TO:
OWNER

MAP-PARCEL NO.
105-09-415

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, United Companies Lending Corporation ("Grantor") has bargained and sold, and hereby transfers and conveys to Russell Lee Crouch and wife, Jenny Crouch ("Grantee"), their successors, heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described as follows:

Being part of Lot No. 12 in the W. L. B. Lawrence Plan of Lots, as of record in Book 21, page 148, Register's Office for Davidson County, Tennessee.

Beginning in the easterly margin of Tenth Avenue, South, at a point lying 188.75 feet south of the southeast corner of Arthington Avenue and Tenth Avenue, South, and running thence eastwardly, with the easterly margin of Tenth Avenue, South, 60 feet; thence eastwardly and parallel with Arthington Avenue, 200 feet to the westerly margin of a private alley; thence northwardly with the westerly margin of said alley, 60 feet; thence westwardly 200 feet to the beginning.

Being the same property conveyed to United Companies Lending Corporation by Trustee's Deed from John B. Philip, Trustee, of record as Instrument Number 200002090013232, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid Property, together with all appurtenances, estate, title and interest thereto belonging to Grantee, Grantee's successors, heirs and assigns, in fee simple forever.

Grantor covenants with Grantee that Grantor is lawfully seized in fee of the aforesaid Property, that Grantor has a good right to sell and convey the same, and that the same is free from encumbrances except as follows:

1) Accrued taxes, taxes not yet due and payable but constituting a lien upon the Property, and future taxes; 2) Restrictive covenants, building lines and easements of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as: 2026 10th Avenue South, Nashville, Tennessee 37204.

Grantor further covenants and warrants to defend the title to the Property against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed in its name by authority of its Board of Directors, this 9th day of March, 2000.

United Companies Lending Corporation

By: Barr and Associates, a California corporation, as Attorney-in-Fact

By: Gilbert B. Rivera
Gilbert B. Rivera
Its: Director of Investor Relations

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Gilbert B. Rivera, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the Director of Investor Relations of Barr and Associates, a California corporation (the "Corporation"), as Attorney-in-Fact for United Companies Lending Corporation ("United"), the within named bargainor, a corporation, and that he as such Director of Investor Relations of the Corporation executed the foregoing instrument for the purposes therein contained, and who further acknowledged that the Corporation is the Attorney-in-Fact of United, and is authorized by United to execute this instrument on behalf of United as the free act and deed of United, by virtue of that Power of Attorney duly executed by United and recorded as Instrument Number 200002150015158 Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Diamond Bar, California, this 9th day of March, 2000.

My Commission Expires: DORIS A. BARR Comm. # 1240980 NOTARY PUBLIC - CALIFORNIA Los Angeles County My Comm. Expires Nov. 6, 2003

Doris a. Barr
Notary Public DORIS A. BARR

STATE OF TENESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 77,000.00.

Russell Lee Crunk
Affiant

Subscribed and sworn to before me, this 13 day of March, 2000

Donald E. Kniffen
Notary Public

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

My Commission Expires: 1-25-2003