Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #00-1209

WARRANTY DEED

Instr:200006050055579 Page: 1 OF 2
REC'D FOR REC 06/05/2000 12:29:48PM
RECORD FEE: $11.00
1. TAX: $0.00 T. TAX: $732.60

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jolene L. McKenzie, and Rhonda Bulcher, as tenants in common with 50% undivided interest**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dione K. Hasse, unmarried** , hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Being Lot No. 104 on the Plan of The Woodlands, Phase One, Section One, of record in Book 6900, Page 498 & 499, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jolene L. McKenzie and Rhonda Bulcher, as tenants in common with 50% undivided interest by deed of record in Book 10516, Page 239, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 5373 Windypine Drive, Nashville TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS THE EXECUTION HEREOF this 2nd day of June, 2000

Jolene L. McKenzie

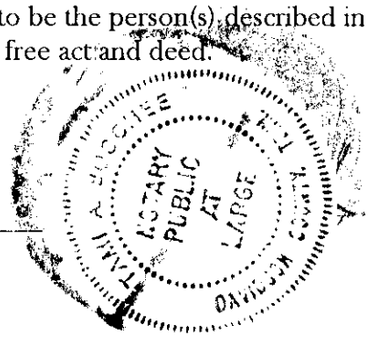
Rhonda Bulcher

State of Tennessee)
County of Davidson)

On this 2nd day of June, 2000, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jolene L. McKenzie and Rhonda Bulcher, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 3/23/2002



State of Tennessee)
County of Davidson)

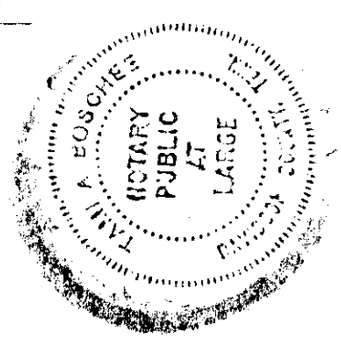
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 198,000.00.

Affiant

Sworn and subscribed before me on this the 2nd day of June, 2000.

Notary Public

My Commission Expires: 3/23/2002



NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Dione K. Hasse	NovaStar Mortgage, Inc.	172-3-A-104CO
5373 Windypine Drive	23046 Ave. de la Carlota, 3FL	
Nashville, TN 37211	Laguna Hills, CA 92653	