SPECIAL WARRANTY DEED

Name and Address of New Owner(s):
ALLISON M. DAWKINS et al
815 Old Dickerson Pike
Goodlettsville, TN 37072

Send Tax Bills to:
Same as New Owner

TAX ID NUMBERES

MAP 92-5 PARCEL 292

Instr:200007200071761 Page: 1 OF 3
REC'D FOR REC 07/20/2000 12:40:50PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $125.80

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **OCWEN FEDERAL BANK, FSB**, ("Grantor"), has bargained and sold, and hereby transfers and conveys to **ALLISON M. DAWKINS*** ("Grantee), 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").* AND WIFE, BETTY S. DAWKINS as tenants by the entirety as to a one-half undivided interest *

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantee their successors, heirs, and assigns forever.

AND WILLIAM D. HENRY, SR. AND WIFE, EMILY D. HENRY, as tenants by the entirety as to a one-half undivided interest ***

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 any and all notes, building setback lines, easements, etc. shown on the Plan of Fisk University Place as of record in Book 421, Pages 4 and 5, Register's Office for Davidson County, Tennessee and further subject to Easement for Storm Sewers and/or Sanitary Sewers to Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 4857, Page 439, 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,s their successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise.

Executed this the 18th day of JULY, 2000.

*** It is the intent of the Grantees herein that title to property described herein be held as tenants in common as between the Dawkins and the Henrys

OCWEN FEDERAL BANK, FSB

By: _____

TITLE: SCOTT W. ANDERSON
Vice President

ATTEST: _____ DONNA I. McPEEK
Assistant Secretary

TITLE _____ ~~SCOTT W. ANDERSON~~
~~Vice President~~

OCWEN FEDERAL BANK FSB CORPORATE SEAL

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Scott W. Anderson and Donna I. McPeek 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 **OCWEN FEDERAL BANK, FSB** the within named bargainor, a corporation, and that Scott W. Anderson as such Vice President AND Donna I. McPeek as such Asst. 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 Scott W. Anderson as such Vice President and attesting the same by the said Donna I. McPeek as such Asst. Secretary.

Witness my hand and official seal at office at West Palm Beach, Florida, on this the 18 day of JULY, 2000.

Sherri L. Martinson
Notary Public

SHERRI L. MARTINSON
MY COMMISSION # CC 752257
EXPIRES: February 1, 2002
Bonded Thru Notary Public Underwriters

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $34000.00.

Affiant (Purchaser)

Subscribed and sworn to before me this 19th day of JULY, 2000.

DEANIE L. GREGORY
NOTARY PUBLIC
STATE OF TENNESSEE
LAW
DAVIDSON COUNTY

Notary Public

My Commission Expires: 3-23-02

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, being the south part of Lot No. 18, Block I, on the Map of Fisk University Place, as of record in Book 421, Pages 4 and 5, Register's Office for Davidson County, Tennessee, described according to a copy of a survey by Harvey Gee, dated June 7, 1947. Said part of said lot fronts 84.8 feet on the easterly side of 32nd Avenue North, and runs back between lines, 67.5 feet on the north line and 43 feet on the south line to a dead line measuring 77.2 feet thereon.

BEING the same property conveyed to Ocwen Federal Bank, FSB, by Substitute Trustee's Deed from Arnold M. Weiss, Substitute Trustee, which deed is dated March 14, 2000; recorded March 23, 2000 as Instrument No. 200003230029747, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY ALSO KNOWN AS 802 32nd AVENUE NORTH, NASHVILLE, TN 37209.