Loan #6667416

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
David C. Hooven Anna P. Hooven 412 Wisteria Lane Hermitage, TN 37076	Countrywide Home Loans, Inc. Attn: Tax Dept. 400 Countrywide Drive Simi Valley, CA 93065	MAP and PARCEL 086-14-0 009.00

PICK-UP

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229

Davidson County DEEDWARR
Recvd: 11/03/00 11:40 2pgs
Fees:11.00 Taxes:290.45
20001103-0109303

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Thomas L. Holleran, unmarried** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **David C. Hooven and Anna P. Hooven, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Zoned Unit 5-A on the Plan of the Zone Lot Division being Lots 1-6 on the Plan of Park Manor Subdivision, of record in Book 6900, Page 29, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description. (See also Surveyors Certificate of Correction of record in Book 7189, Page 683, said Register's Office.)

Being the same property conveyed to Thomas L. Holleran and Jeffrey W. Holleran, both unmarried, by deed from Thomas W. Grumke and wife, Jane Barry-Grumke, of record in Book 7494, page 767, Register's Office for Davidson County, Tennessee. The said Thomas L. Holleran and Jeffrey W. Holleran, both unmarried, conveyed their interest to Thomas L. Holleran, an unmarried man, by quitclaim deed of record in Book 10301, Page 573, said Register's Office.

This is property with a common address of 412 Wisteria Lane, Hermitage, TN 37076.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:

(1) Property taxes for the current year and all subsequent years, taxes for the current year being transferred in escrow; (2) The plan of record in Book 6900, Page 29, said Register's Office, and all matters therein; (3) Restrictive Covenants of record in Book 7066, Page 258, and in Book 6034, Page 365, said Register's Office; (4) Surveyors Certificate of Correction of record in Book 7189, Page 683, said Register's Office; (5) Easement for Trunk Sewer to Cumberland Water Company of record in Book 4419, Page 230, said Register's Office; (6) Deed of Trust of record in Book 10301, Page 575, said Register's Office.

Grantees herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain deed of trust made by Thomas L. Holleran, an unmarried man, to Mortgage Investors Corporation, which instrument is recorded in the office of the Register of Deeds for Davidson County, Tennessee, in Book 10301, Page 575. For the same consideration, Grantees hereby assume all obligations of Thomas L. Holleran under the terms of the instruments creating and securing the loan referred in the deed of trust and also agree to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned. This liability to the Department of Veterans Affairs is under the authority of Chapter 37, Title 38 of the United States Code and supersedes any state or local law barring or limiting deficiencies following foreclosure of real property. Grantees further agree to the release of any or all prior obligors of the indebtedness above mentioned.

Acknowledged:

David C. Hooven, Buyer

Anna P. Hooven, Buyer

[**STATE OF TENNESSEE**]
[**COUNTY OF DAVIDSON**]
[The actual consideration or value, whichever is greater for this]
[transfer is $78,500.00]
[ ]
[Affiant]
[Subscribed and sworn before me this 3rd day of November, 2000.]
[ ]
[My Commission Expires: 3/23/2002 Notary Public]

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **3rd** day of **November, 2000**.

Thomas L. Holleran

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Thomas L. Holleran, unmarried** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **3rd** day of **November, 2000**.

Notary Public
My Commission Expires: 3/23/2002

File No. 0009-120.WD