PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

STATE OF WASHINGTON
COUNTY OF SPOKANE
The actual consideration is $0.00.

AFFIANT Scott Cordell, Vice President
of Western United Life Assurance Company
Subscribed and sworn to before me
this 26th day of February, 2001

Vicki J. Jeffries
NOTARY PUBLIC
My Commission Expires: 11/15/2001

VICKI J. JEFFRIES Commission Expires NOTARY PUBLIC NOV. 15, 2001 STATE OF WASHINGTON

ADDRESS OF NEW OWNER:
Bank of New York
601 W. 1st Avenue
Spokane, WA 99201-5013

SEND TAX BILLS TO:
Owner

Map/parcel:
149-10-003.00

Davidson County DEEDQC
Recvd: 03/02/01 13:52 2pgs
Fees:10.00 Taxes:0.00
20010302-0019874

QUITCLAIM DEED

In consideration of $10.00 and other good and valuable consideration, Western United Life Assurance Company, Grantor, hereby conveys all of its undivided right, title and interest to the hereinafter described property to Bank of New York, as Trustee, pursuant to the terms of that certain Pooling and Servicing Agreement dated as of November 1, 1999, related to Metropolitan Asset Funding, Inc., II, Mortgage Pass-Through Certificates, Series 1999-D Grantee. Said property conveyed herein is described as follows:

A certain tract of parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 65 on the Plan of Pebble Creek, Section 5 as of record in Plat Book 5210, page 306, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Grantors by Trustee's Deed of record in Instrument No, 200009130091187 Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

IN WITNESS WHEREOF, this document was executed this 26th day of February, 2001.

WESTERN UNITED LIFE ASSURANCE COMPANY

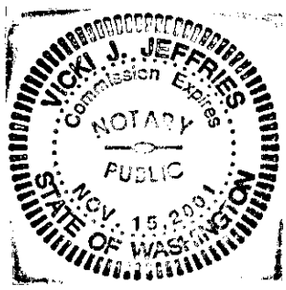
By: _____
Scott Cordell

Its: Vice President

STATE OF WASHINGTON)
) ss.
County of Spokane)

On this 26th day of February, 2001, before me personally appeared SCOTT CORDELL, to me known to be the VICE PRESIDENT, of the corporation that executed the within and foregoing instrument and said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf of said corporation.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written



_____
Vicki J. Jeffries, Notary Public in and for the
State of Washington, Residing at Spokane
My Commission expires: 11/15/2001