FILE BOX 45

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for the transfer is $ 151,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF APRIL, 2002.

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 1/29/05

FROM:
IMC Mortgage Company

TO:
Leland D. Watts

ADDRESS OF NEW OWNER:
Leland D. Watts
2819 Gallatin Road
Nashville, TN 37216

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NO.:
MAP #58-15
PARCEL #38

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, IMC MORTGAGE COMPANY, hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto Leland D. Watts, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 168, on the Plan of Enchanted Hills, Section V, as of record in Book 3700, Page 132, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to IMC Mortgage Company by Robert M. Wilson, Jr. as Successor-Trustee by Trustee's Deed of record in Instrument 20011101-0119523, said Register's Office.

Power of Attorney of record in Instrument 20020417004 7773, said Register's Office.

The street address of the Real Property is4201 Enchanted Court, Nashville, TN 37218,
____ Unimproved / _X_ Improved real property.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

IN WITNESS WHEREOF, GRANTOR has caused this SPECIAL WARRANTY DEED to be executed on this 12th day of April, 2002.

GRANTOR – IMC Mortgage Company
By Ocwen Federal Bank, FSB, Attorney-in-Fact

By

Title MARGERY ROTUNDO
Vice President

FEDERAL BANK FSB CORPORATE SEAL

Davidson County DEEDWARR
Recvd: 04/17/02 14:53 2pgs
Fees:13.00 Taxes:558.70

20020417-0047774

STATE OF FLORIDA
COUNTY OF Palm Beach

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Margery Rotundo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his/her oath acknowledged himself/herself to be the VP of Ocwen Federal Bank, FSB the within named bargainer(s) and corporation, and that he/she as such VP, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Margery Rotundo as such VP, on behalf of IMC Mortgage Company as its Attorney-in-Fact as the free act and deed of the within named IMC Mortgage Company.

Witness my hand and official seal at Palm Beach FL this 17th day of April, 2002.

My Commission Expires: _____

Maria Lovuolo
NOTARY PUBLIC

MARIA A. LOVUOLO
MY COMMISSION # CC 989356
EXPIRES: December 19, 2004
Bonded Thru Notary Public Underwriters