BOX 1

SPECIAL WARRANTY DEED

ANGELA M. LAKE NOTARY PUBLIC AT LARGE RFORD CO. TN

My Commission Expires 2-19-2002

BOOK 11654 PAGE 534

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,000.00

X Alvin Humphrey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31ST DAY OF AUGUST, 1999.

Angela M. Lake
Notary Public

MY COMMISSION EXPIRES: February 19, 2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alvin Humphrey	**Mortgage Portfolio Services, Inc.**	**59-14-242**
(NAME)	(NAME)	
3836 Buena Vista Pike	**4144 N. Central Expressway #850**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	**Dallas, TX 75204**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, EquiVantage, Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alvin Humphrey, married, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 199 on the Plan of Haynes Estates Section IV of record in Plat Book 4300, Page 44, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to EquiVantage, Inc. by deed of record in Book 11370, Page 707, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as **3836 Buena Vista Pike, Nashville, TN 37218**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Waranty Deed this conveyance is made without warranty or representation, either express or implied and is on as " AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever used, the singular number shall include the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 31st day of August, 1999.

Christian Morgan

Myrna Beltran
Myrna Beltran

EquiVantage, Inc.

By: DAWN BLANN, VP

Attest:

State of Texas

County of Harris

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared DAWN BLANN, VP, with whom I am personally acquainted (or proved to me on the basis of satsifactory evidence), and who, upon oath, acknowledged himself/herself to be the VP, of the EquiVantage Inc., a corporation, and that he/she as such VP, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as VP. Witness my hand and official seal at Houston, Texas, this 30th day of August, 1999.

Commission expires: _____

notary public

GREG P. KITHAS
Notary Public, State of Texas
My Commission Expires 3-11-2001

P.17

AUG-30-99 08:03A

0633639

IDENTIFICATION REFERENCE

99 SEP -8 PM 1:52

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11654 PAGE 535

0093 09/08 0101 03CHECK 336.60

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11654 PAGE 536

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	CO TX	- STATE TAX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MO TX	- STATE TAX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

0633639

FOR REFERENCE

99 SEP -8 PM 1:52

REGISTER
DAVIDSON COUNTY, TN.

CAMT	88000.00
CON TX	325.60
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	336.60
CHECK	336.60

09/08/99 01 13:53 0001 6093

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1514100