Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
2008-16

Instr:200008250084181 Page: 1 OF 3
REC'D FOR REC 08/25/2000 1:49:26PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $179.45

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 21st day of August, 2000, by WMC Mortgage Corporation,

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby grants, conveys and transfers to Maxie O. Patton, III and James R. Cannon, Grantees, the following land in Davidson County, Tennessee, to wit:

> Being Lot 13 on the Map of Neldia Heights Subdivision, as of record in book 2663, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
> Being the same property conveyed to WMC Mortgage Corporation by Arnold M. Weiss, as Substitute Trustee, dated February 1, 2000, recorded on February 14, 2000 at 2:58 p.m., as instrument number #200002140014925, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 2611 Neldia Court, Nashville, TN 37206

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantees and unto their heirs and assigns forever.

Grantor covenants that it is seised and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

WMC Mortgage Corporation

by: _____
Signature

its: Carol A. Lynn Asst. Sec/Doc Control
Title

ACKNOWLEDGMENT

State of Utah)
)ss
County of Salt Lake)

Personally appeared before me, the undersigned, a Notary Public, in and for said county and state, Carol A. Lynn Asst. Sec/Doc Control for WMC Mortgage Corporation, with whom I am personally acquainted (or proved to me by satisfactory evidence) and who acknowledges that he/she executed the within instrument for the purposes therein contained, and who further acknowledges that he/she is the Asst Sec/Doc Control of WMC Mortgage Corporation and that he/she as such Asst Sec/Doc Control is authorized to sign on behalf of WMC Mortgage Corporation, acting as Asst Sec/Doc Control for the maker or a constituent of the maker and is maker, to execute this instrument on behalf of the maker.

Witness my hand and seal this 21st day of August, 2000.

VALINA RADTKE
NOTARY PUBLIC • STATE of UTAH
3815 SO W TEMPLE
SALT LAKE CITY, UT 84115
COMM. EXP. 11-26-2001

Valina Radtke
Notary Public

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $48,500.00 which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant
By Fidelity Capital Corp. as Atty. in Fact

Carol A. Lynn Asst. Sec/Doc Control

Subscribed and sworn to before me this 21st day of August, 2000.

Notary Public

My commission expires: 11/26/01

(Seal)

VALINA RADTKE
NOTARY PUBLIC • STATE of UTAH
3915 SO W TEMPLE
SALT LAKE CITY, UT 84115
COMM. EXP. 11-26-2001

Property owner and party responsible for payment of taxes:

Maxie O. Patton, III
James R. Cannon
4334 Lebanon Pike
Hermitage, TN 37076

Map No. 72-10-211/27W27470

Return to: