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Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
2006-010

Davidson County DEEDWARR
Recvd: 11/20/00 14:52 3pgs
Fees:15.00 Taxes:239.85
20001120-0114647

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 8TH day of November, 2000, by OPTION ONE MORTGAGE CORPORATION.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby grants, conveys and transfers to William A. Evans Jr. and Susan B. Evans, his Wife, Grantees, the following land in Davidson County, Tennessee, to wit:

> Being Lot No. 69 on the plan of Sadler Place of record in Plat Book 332 page 31 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 OPTION ONE MORTGAGE CORPORATION, Grantor, by Substitute Trustee's Deed from Clifton E. Darnell, Substitute Trustee, recorded as Instrument No. 20000906-0087999 at 11:04 A.M. on September 6, 2000, in the Register's Office of Davidson County, Tennessee.
>
> Commonly known as: 2111 Sadler Avenue, Nashville, TN 37210

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.

OPTION ONE MORTGAGE CORPORATION

by: _____
Peter Gregoris, Assistant Secretary

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ACKNOWLEDGMENT

State of California)
)ss
County of Orange)

Personally appeared before me, the undersigned, a Notary Public, in and for said county and state, Peter Gregoris, the Assistant Secretary for OPTION ONE 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 Assistant Secretary of OPTION ONE MORTGAGE CORPORATION and that he/she as such is authorized to sign on behalf of OPTION ONE MORTGAGE CORPORATION, acting as Assistant Secretary 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 8TH day of November, 2000.

Krista L. Baggiano
Notary Public Krista L. Baggiano

My commission expires:
3/10/04
(Seal)

KRISTA L. BAGGIANO
Commission # 1256195
Notary Public - California
Orange County
My Comm. Expires Mar 10, 2004

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, $ 64825.00 which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant Peter Gregoris, Assistant Secretary

Subscribed and sworn to before me this 8th day of November, 2000.

Notary Public Krista L. Baggiano

My commission expires:

3/10/04

(Seal)

KRISTA L. BAGGIANO
Commission # 1256195
Notary Public - California
Orange County
My Comm. Expires Mar 10, 2004

Property owner and party responsible for payment of taxes:

William A. Evans, Jr. and Susan B. Evans
2111 Sadler Avenue
Nashville, TN 37210

Map & Parcel No: 106-13-134,06DA15966

Return to: