Reachy Tale 78-A
03

Instrument prepared by
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211
T2000-069 (cn)
10814-NG/16832859

Davidson County DEEDWARR
Recvd: 05/23/01 11:36 3pgs
Fees:15.00 Taxes:242.72
20010523-0053468

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 16th **day of** May, **2001, by Ameriquest Mortgage Company.**

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby grants, conveys and transfers to WILLIAM NEAL SULLIVAN, Grantee the following land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 393 on the Plan of Antioch Park, Section 5, as of record in Book 4460, Page 58 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete accurate legal description.

Being the same property conveyed to Ameriquest Mortgage Company by Substitute Trustee's Deed from Clifton E. Darnell, as Substitute Trustee, dated February 22, 2001, recorded March 2, 2001 at Instrument No. 200103020019833, Register's Office for Davidson County, Tennessee.

Commonly known as: 288 Bart Drive, Antioch, TN 37013

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 Grantee and unto his heirs and assigns forever.

Grantor covenants that it is seized 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.

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

Ameriquest Mortgage Company

By: _____ **By:** _____
Jeff Rivas, RSD Manager Stephen Sharrock, Vice President

ACKNOWLEDGMENT

State of California)
)ss
County of Orange)

Personally appeared before me, the undersigned, a Notary Public, in and for said county and state, California, **of Ameriquest Mortgage Company , 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** ** **of Ameriquest Mortgage Company and that he/she as such** ** **is authorized to sign on behalf of the Corporation, for the maker or a constituent of the maker and is maker, to execute this instrument on behalf of the maker.**

**Jeff Rivas, RSD Manager and Stephen Sharrock, Vice President

Witness my hand and seal this 16 **day of** May**, 2001.**

Notary Public Diane Stevens

My commission expires: _____ **(Seal)**

DIANE STEVENS
Commission # 1215671
Notary Public - California
Orange County
My Comm. Expires Apr 11, 2003

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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, $65,600.00 which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 18th **day of** May **, 2001.**

Notary Public

My commission expires: 3/14/2005

(Seal)

Property owner and party responsible for payment of taxes:

William Neal Sullivan
288 Bart Drive
Antioch, TN 37013

Tax Parcel ID No.: 162/03/121.00
Return to:
Realty Title & Escrow Co., Inc.