FILE BOX 45

SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 1st day of June, 2001 by and between **Household Financial Services, Inc.** , party of the first part, and Pete Conrad party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of **Davidson**, Tennessee:

Lot 103, on the plan of Montrose Place, of record in Book 57, Page 93 in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more particular description thereof.

This being the same property conveyed to Grantor herein by Quit Claim Deed of record at Instrument No. 20010606-0059401 in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said part of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for subdivision restrictions, building lines and easements of record, including all matters shown on the Plan of record in Book 57, Page 93 all in the Register's Office of **Davidson** County, Tennessee; year 2001 property taxes; and matters that would be revealed by a current survey;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons ***claiming by, through or under party of the first part, but not further or otherwise.***

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first

Davidson County DEEDWARR
Recvd: 06/06/01 15:10 3pgs
Fees:15.00 Taxes:407.00

20010606-0059402

FILE BOX 45

above written.

Household Financial Services, Inc.

By: _____
Printed Name: ASHRAF R. IBRAHIM
Title: ASST. VICE PRESIDENT

STATE OF California
COUNTY OF Los Angeles

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared Ashraf R. Ibrahim, (or proved to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the A.V.P. of **Household Financial Services, Inc.** , the within named bargainor, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of **Household Financial Services, Inc.**

WITNESS my hand, at office, this 1st day of June, 2001

PETER J. VAN WYKE
COMM. #1261309
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Comm Expires May 5, 2004

_____
Notary Public

Commission Expiration: _____

PREPARED BY:
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC
6489 QUAIL HOLLOW SUITE 100
MEMPHIS, TN 38120
FF10055

MAIL TAX BILLS TO:
Pete Conrad
922 Montrose Ave.
Nashville, TN 37204

PROPERTY ADDRESS:
922 Montrose Avenue
Nashville, Tennessee

FILE BOX 45

PARCEL ID NUMBER: Field Book No. 22W 12200, Map 118-1, Parcel 305

PROPERTY OWNER:

Pete Conrad
922 Montrose Ave.
Nashville, TN 37204

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 IS **$110,000.00** WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 5th DAY OF June ~~2000~~ 2001

NOTARY PUBLIC

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

COMMISSION EXPIRATION: 1/29/05

This deed is prepared with information provided by Chicago Title Ins. Co.

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