Davidson County DEEDWARR
Recvd: 08/07/01 16:10 3pgs
Fees:18.00 Taxes:296.00
20010807-0084991

File: BOX 13
#2105

THIS INSTRUMENT WAS PREPARED BY;
J. Blake Freeman, Attorney
Priority Escrow Services, Inc.
51 Century Boulevard, Suite 110
Nashville, TN 37214-3614

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **Option One Mortgage Corporation,** does hereby bargain, sell, transfer and convey unto **Malissa J. Singleton and Marty Singleton** (husband) their heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 30 on the unrecorded plan of East Madison Addition; being all property described in Book 8398, page 912, Register's Office, Davidson County, Tennessee; and further described according to a Mortgage Loan Inspection made by Campbell Surveying Co., Inc., 2424 21st Avenue, South, Suite 201, Nashville, Tennessee 37212, License No. 665, dated July 10, 1992, as follows:

Said Lot No. 30 fronts 50 feet on the westerly margin of Kinsey Boulevard and runs back between parallel lines, 150 feet to a line in the rear measuring 50 feet thereon.

BEING the same property conveyed to Option One Mortgage Corporation by Substitute Trustee's Deed dated April 26, 2001, and filed at Instrument No. 20010515-0049912, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 500 Kinsey Boulevard, Madison, TN 37115

Grantees, Malissa J. Singleton and Marty Singleton (husband) whose address is 500 KINSEY BLVD, MADISON, TN 37115 is responsible for the payment of real property taxes on subject property.

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging, unto the said Grantees, Malissa J. Singleton and Marty Singleton his heirs and assigns, forever.

Said Option One Mortgage Corporation warrants the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Option One Mortgage Corporation has executed this deed this 26 day of July, 2001.

OPTION ONE MORTGAGE CORPORATION

Janet C Gyore

Its: Janet C. Gyore
Assistant Secretary

STATE OF CALIFORNIA :
COUNTY OF ORANGE :

Before me, the undersigned, of the State and County aforesaid, personally appeared Janet C. Gyore with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Asst. Secretary of the OPTION ONE MORTGAGE CORPORATION, the within named bargainor, a corporation, and that she as such Asst. Secretary, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as Asst. Secretary.

Witness my hand and official seal this 26 day of July 2001.

Jennifer Poulalion
Notary Public

My Commission Expires:
1-14-05

JENNIFER POULALION
Commission # 1290758
Notary Public - California
County
My Comm. Expires Jan 14, 2005

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STATE OF TENNESSEE:
COUNTY OF Davidson:

The Actual consideration or value, whichever is greater for this transfer is $80,000.00

David Jo Clayton
Affiant

Sworn to and subscribed before me this 27 day of July 2001.

Elizabeth E. Triplett
Notary Public

My Commission Expires:
5-26-02

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NAME NEW OWNER:
Malissa Singleton
500 Kinser
Madison,
TN
37115

SEND TAX BILLS TO:
Sunshine Mortgage Corp.
P.O. BOX 9274
Marietta, Ga 30065

MAP-PARCEL:
Map 52-3
Group
Parcel 15

ELIZABETH E TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN