SPECIAL WARRANTY DEED

Box 13

ELIZABETH E. TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

#2916

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF FEBRUARY, 2002.

Notary Public

MY COMMISSION EXPIRES:. 5-26-02

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrows, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael J. Ladisa	Wells Fargo Home Mortgage	75-1-28
(NAME) 843 Heritage Trail	(NAME) 4680 Hallmark Parkway	
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) San Bernardino, CA 92407	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Household Financial Center, Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael J. Ladisa unmarried and. Robin A. Roberts unmarried, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

* as joint tenants with right of survivorship

Land in the 4th Civil District of Davidson County, Tennessee, being Lot No. 87 on the Plat of Hermitage Hills, Section 12 of record in Plat Book 4675, page 125, Register's Office for said County.

Twelve

Said Lot No. 87 fronts 70.0 feet on the northeasterly margin of Heritage Trail and extends back between lines measuring 205.41 feet on the northwesterly line and 150.87 feet on the southeasterly line, to a line in the rear measuring 88.74 feet thereon.

Being the same property conveyed to Household Financial Center, Inc., by Instrument No.20011009-0109635, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as 843 Heritage Trail, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 02/14/02 08:01 2pgs
Fees:13.00 Taxes:260.85

20020214-0019380

Witness our hands this 5th day of February, 2002.

Cecilia Torres

Household Financial Center, Inc.

By: Ashley M. Bean
Asst. Vice President

Attest: Della G. Salas
Della G. Salas
Asst. Secretary

STATE OF California
COUNTY OF Los Angeles

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Ashley M. Bean 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 the A.V.P of the Household Financial Center, Inc a corporation, and that he as such A.V.P executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as A.V.P.

Witness my hand and official seal at Pomona CA this 5th day of February, 2002.

Commission expires: 2/5/05

CECILIA TORRES
Commission # 1293215
Notary Public - California
Los Angeles County
My Comm. Expires Feb 5, 2005

Notary Public