Prepared By and Return To:

Cumberland Title Company

181 East Main Street Suite 3

Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 07/15/02 10:25 4pgs
Fees:23.00 Taxes:259.00
20020715-0084611

SPECIAL WARRANTY DEED

DATE: June 20th, 2002

GRANTOR: Bank of New York

GRANTEE: David H. Minassian

407 Hitt Lane

Goodlettsville, TN 37072

SEND TAX BILLS TO GRANTEE:

PROPERTY:

Being Lot No. 2, Final Plat, Phase One, Section Four, Charleston Square, as fo record in Book 6200, Page 745, Register's Office, Davidson County, Tennessee.

MAP-PARCEL NUMBERS ___18 Group 07-0 Parcel 152___

This is improved property.

FOR AND IN CONSIDERATION of the sum of Ten and No/Dollars ($10.00), cash in hand paid by GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTOR has bargained and sold, and by these presents does hereby transfer and convey unto GRANTEE, its successors and assigns, the Property, together with all tenements, hereditaments and appurtenances thereto located in ~~Wilson~~ Davidson County, State of Tennessee.

Being the same property conveyed to Bank of New York, as Trustee by Trustee's Deed in instrument number 20011212, page 0137163 , Register's Office in Davidson County, Tennessee

This conveyance is subject to taxes for the current year and subsequent years.

TO HAVE AND TO HOLD the Property, with the appurtenance, estate, title and interest thereto belonging to Grantee, its successors and assigns, forever and Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out and Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title in the Property to Grantee, its successors and assigns against the lawful claims of all persons whosoever claiming same by, through or under Grantor, but no further or otherwise.

Wherever used, the singular number shall include plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Executed as of the date first set forth above.

BANK OF NEW YORK, AS TRUSTEE

By Countrywide Home Loans, Inc., as

Attorney-In-Fact

By: _____

Name: Stuart E. Graham

Title: Asst. Vice President

STATE OF TEXAS

COUNTY OF COLLIN

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Stuart E. Graham, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the within instrument for the purposes therein contained, and who further acknowledged himself to be the Asst. Vice President/Attorney-In-Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent of the maker, to execute this instrument on behalf of the maker.

Subscribed and sworn before me this 20th day of June, 2002.

_____

Notary Public, State of Texas

My Commission Expires: 4/8/06

LESLIE SLATER
Notary Public, State of Texas
My Commission Expires 07-27-05

I hereby certify that the actual consideration or value, whichever is greater, for the transfer is $70,000.00.

Affiant

Subscribed and sworn to before me this 24 day of June, 2002.

CARLA R. DILLARD
NOTARY PUBLIC AT LARGE
HAMILTON COUNTY, TENN.

MY COMMISSION EXPIRES:
02-08-03

Notary Public

Printed Name:_____

My Commission Expires:_____