27A
1 of 2

# SPECIAL WARRANTY DEED

THIS INDENTURE, made this 9 day of July, 2002 by and between Bank One, N.A., a corporation, hereinafter called Grantor, and, Tamular La'Rosa Hayes*, its successors and assigns, hereinafter called Grantee,

*unmarried

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit: A certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit: Land in Davidson County, Tennessee, being Lots Nos. 144 and 145 on the plan of East Edgefield Addition, as of record in Book 21, page 147, Register's Office for said County, Said Lots Nos. 144 and 145 fronts together 100 feet on the northerly side of Boscobel Street and extend back between parallel lines 170.0 feet to an alley. This conveyance is subject to easements and/or setback lines of record in Book 21, page 147 Register's Office for Davidson County, Tennessee.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument Number 20020319-0034233, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 9 day of July, 2002.

ATTEST:

_____ BY: _____

**Edward C. Hill**
**Vice President**

Davidson County DEEDWARR
Recvd: 08/01/02 08:25 2pgs
Fees:13.00 Taxes:262.70

20020801-0092155

[redacted]

STATE OF Texas
COUNTY OF Harris

Before me, the undersigned Notary Public in and for said County and State, personally appeared Edward C. Hill and ~~[illegible]~~, with whom I am personally acquainted and who upon oath acknowledged themselves to be the ~~[illegible]~~ and authorized signatory, respectively of ., the within named bargainor, a Corporation, and they as such ~~[illegible]~~ and authorized signatory being authorized so to do, executed and delivered the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said attorney in fact, _____, and attesting the same by the _____, _____.

Witness my hand and Official Seal at office this 9 day of July, 2002.

Kathy Hethorn
Notary Public

KATHY HETHORN
Notary Public
State of Texas
My Commission Expires
January 18, 2006

My Commission Expires:

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Property Address: 1209 Boscobel Street
Nashville, Tennessee 37208
Parcel # 83-13-164

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Tamular La'Rosa Hayes
1209 Boscobel Street
Nashville Tn 37208

THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS - DISC 7816
Attorney at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or true value, whichever is greater, for this transfer is $ 71000.00
_____
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 2002.
_____
Notary Public
My Commission Expires: 10/25/03

CHARLES A. SULLIVANT, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.