Davidson County DEEDWARR
Recvd: 08/07/02 10:17 2pgs
Fees:13.00 Taxes:81.40
20020807-0094929

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615)361-6679

File Box 24

ADDRESS NEW OWNER:
Jillian Etherington
2304 Lloyd Avenue
Nashville TN 37207

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 81-6
GROUP 346.00
PARCEL 8DA-11960

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by Jillian Etherington, the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, DLJ MORTGAGE CAPITAL, INC., hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto Jillian Etherington, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING the northerly 14 feet of the easterly 150 feet of Lot No. 1, and easterly 150 feet of Lot No. 2 on the plan of Subdivision of the Wesley Hyde Property, of record in Minute Book 66, Page 15, Chancery Court for Nashville, Tennessee.

SAID parts of said lots adjoin and front together 62 feet on the westerly side of 23rd Avenue North (formerly Bosley Street) and runs back between parallel lines 150 feet to a dead line on which it measures 62 feet.

Being the same property conveyed to DLJ MORTGAGE CAPITAL, INC. by Substitute Trustee's Deed from Arnold M. Weiss, Substitute Trustee, dated February 7, 2000, as of record in INST:20011129-0130489, Register's Office for Davidson County, Tennessee.

This is improved property known as 2105 23rd Avenue North, Nashville, TN 37208.

This is the same description as in previous deed of record.

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record. This conveyance is subject to Easement for Sanitary Sewers and/or Storm Drainage to Metropolitan Government of Nashville/Davidson County, of record in Book 4030, Page 942, said Register's Office. Taxes for 2002 have been pro-rated and assumed by Grantee.

Ali Haralson of OLYMPUS SERVICING, LP, formerly Calmco Servicing, LP, executed this instrument on behalf of DLJ MORTGAGE CAPITAL, INC. Pursuant to a Power of Attorney of record in INST: †, Register's Office for Davidson County, Tennessee.

† 20020807-0094928

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jillian Etherington, her heirs and assigns, forever; and DLJ MORTGAGE CAPITAL, INC. does covenant with the said Grantee that it is seized and possessed of said land, has a good right to convey it; and it does further covenant and bind itself, its representatives, that

(1) The Grantor has done nothing to impair such title as Grantor received, except as hereinabove set forth, and; (2) The Grantor will only warrant and defend the title against the lawful claims of all persons claiming by or through the Grantor, but not otherwise. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has signed this Special Warranty Deed, or if a corporation or partnership, has caused this instrument to be signed in its corporate or partnership name by (A) Officer(s), duly authorized by its Board of Directors, or (B) General Partner(s).

Witness my hand this the 25th day of July, 2002.

DLJ MORTGAGE CAPITAL, INC.

BY: _____
OLYMPUS Servicing, LP, formerly Calmco Servicing, LP, Attorney-In-Fact
Ali Haralson, Senior Vice President

STATE OF TEXAS)
COUNTY OF Travis)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Ali Haralson, Attorney in Fact for the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Special Warranty Deed for the purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact of the maker, or a constituent of the maker and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Austin, Texas, this the 25th day of July, 2002.

_____
NOTARY PUBLIC

My Commission Expires:

ANGELA VASQUEZ
Notary Public, State of Texas
My Commission Expires
January 05, 2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 22,000.00.

_____
AFFIANT

Subscribed and sworn to before me
this 26th day of July, 2002.

_____
NOTARY PUBLIC
My Commission Expires: 11/27/2004

BY
AU
LARGE