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Fidelity Title 48-A

THIS INSTRUMENT PREPARED BY:
J. Blake Freeman, Attorney
51 Century Boulevard, Ste. 110
Nashville, TN 37214-3614

Map 108-7, Group B, Parcel 148 CO

Davidson County DEEDWARR
Recvd: 09/23/02 15:24 2pgs
Fees:13.00 Taxes:203.87
20020923-0115952

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 which is hereby acknowledged by the Grantor, **Wells Fargo Bank Minnesota, National Association, FKA Norwest Bank Minnesota, National Association, as Trustee,** does hereby bargain, sell, transfer and convey unto Christian Sandu and wife, Rebecca Sandu their heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Unit No. 148, Timber Lake Condominiums created under Title 66, Chapter 27, Section 101, et. seq., as amended, Tennessee Code Annotated and as established by a Master Deed of record in Book 6549, page 475 **and by instrument of Clarification at Book 6561, page 141, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units, as set forth in Exhibit "A-1" of said Master Deed. Reference is hereby made to the plat of Timber Lake Condominiums as set forth in Exhibit "A-2" of said Master Deed for a more complete identification and description of such Unit.**

BEING the same property conveyed to Wells Fargo Bank Minnesota, National Association, FKA Norwest Bank Minnesota, National Association, as Trustee, by Substitute Trustee's Deed dated November 15, 2001, and recorded at Instrument No. 20020117-0007508, said Register's Office.

Property address is 236 Timberway Drive, Nashville, TN 37214

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging unto the said Grantee, Christian Sandu and wife, Rebecca Sandu, their heirs and assigns, forever.

Said Grantor 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 Grantor has executed this deed this 18 day of September, 2002.

WELLS FARGO BANK MINNESOTA, NATIONAL ASSOCIATION, FKA Norwest Bank Minnesota, National Association, AS TRUSTEE

BY: Option One Mortgage Corporation, Attorney in Fact

By: _____
Krista L. Baggiano Assistant Secretary

Its: _____

STATE OF CALIFORNIA
COUNTY OF ORANGE

Before me, the undersigned, of the State and County aforesaid, personally appeared Krista L Boggiano, of Option One Mortgage Corporation 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 Assistant Secretary of Option One Mortgage Corporation, Attorney in Fact for WELLS FARGO BANK MINNESOTA, NATIONAL ASSOCIATION, AS TRUSTEE, the within named bargainor, a corporation, and that he/she as such Asst. secretary, of Option One Mortgage Corporation, executed the same as the free act and deed of Wells Fargo Bank Minnesota, N.A., as Trustee.

Witness my hand and official seal this 18 day of September, 2002.

Notary Public

Carmen Delgado

My Commission Expires: Nov 19, 2005

CARMEN DELGADO
Commission # 1330999
Notary Public - California
Orange County
My Comm. Expires Nov 19, 2005

****

NAME NEW OWNER(S):

Christian Sandu
236 Timberway Drive
Nashville, TN 37214

SEND TAX BILLS TO:

1st Trust Bank For Savings
P.O. Box 17257
Memphis, TN 38187

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer is $55,100.00

Affiant

Subscribed and sworn to before me this 18th day of September, 2002.

Notary Public

My commission expires: 3/14/2005