Realty
48A

Davidson County DEEDWARR
Recvd: 12/26/02 13:41 2pgs
Fees:13.00 Taxes:664.15
20021226-0158783

12

This Instrument prepared by:
Bankers Title & Escrow Corporation
5409 Maryland Way, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL
STANLEY CHIANG 419 OLD TOWNE DRIVE BRENTWOOD, TN 37027	1ST TRUST BANK FOR SAVINGS P.O. BOX 17257 MEMPHIS, TN 38187-0257	Map 160-16-C Parcel 72

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, National Residential Nominee Services, Inc., a Delaware Corporation, the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said STANLEY CHIANG TW. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> LAND in Davidson County, Tennessee, being Unit 72 on the Plan of The Terraces at Brentwood Chase of record in Instrument No. 200011030109137, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to National Residential Nominee Services, Inc., a Delaware Corporation, by deed from Jeremy Bisceglia, of record in Instrument No. 20021226-0158782 Register's Office for said County.

This is improved property known as 419 Old Towne Drive, Brentwood, TN 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, and Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein.

41941

And Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 12TH day of DECEMBER, 2002.

NATIONAL RESIDENTIAL NOMINEE SERVICES, INC., A DELAWARE CORPORATION

By: _____

Its: Vice President and Assistant Secretary

STATE OF Missouri
COUNTY OF St. Louis City

Personally appeared before me, the undersigned, a Notary Public of said county and state, Terri L. Warfield with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that she as the Vice President & Assistant Secretary of National Residential Nominee Services, Inc., a Delaware Corporation, 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, at office, this 12TH day of DECEMBER, 2002.

_____
Notary Public

My Commission Expires:

CYNTHIA A WOMACK
Notary Public - Notary Seal
STATE OF MISSOURI
JEFFERSON COUNTY
MY COMMISSION EXP APR. 29,2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $ 179,500.00.

_____
Affiant

Subscribed and sworn to before me this 12TH day of DECEMBER, 2002.

_____
Notary Public

My Commission Expires: 5/30/04