Return to
GREATER NASHVILLE
TITLE & CLOSING CO.
200 Madison Street
Madison, TN 37115

Name and Address of New Owner(s):
Van Christian
9463 Chesapeake Dr.
Brentwood, TN 37027

Send Tax Bills to:
Same as Owner

Davidson County DEEDWARR
Recvd: 04/23/03 16:23 3pgs
Fees:18.00 Taxes:240.50
20030423-0054479

TAX ID NOS.
Map 72-4 Parcel 74

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **FIRSTAR BANK, N.A. SUCCESSOR IN INTEREST TO FIRSTAR BANK MILWAUKEE, N.A, AS TRUSTEE FOR NEW CENTURY HOME EQUITY LOAN TRUST, SERIES 1999-NCB,** ("Grantor"), has bargained and sold, and hereby transfers and conveys to **VAN CHRISTIAN** ("Grantee"), his successors, heirs and assigns, certain land in **Davidson** County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantee, his successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Subject to the 2003 Taxes, a lien but not yet due and payable; further subject to notes, easements, building setback lines, etc., if any as may be set forth on the Plan of Inglewood Place, of record in Book 332, Page 101, Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantee, his successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor but no further or otherwise.

Executed this the 22nd day of April, 2003.

Firstar Bank, N.A.successor in interest to Firstar Bank Milwaukee, N.A., as Trustee for New Century Home Equity Loan Trust, Series 1999

BY ITS ATTORNEY IN FACT
OCWEN FEDERAL BANK, FSB
BY ITS DULY AUTHORIZED OFFICER(S)

MARGERY ROTUNDO

TITLE: Vice President

ATTEST:

ANDREW C. KUREK

TITLE: Assistant Secretary

(1)

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared MARGERY ROTUNDO and Andrew Kurek with whom I am personally acquainted and who upon their (his, her, their) oath(s) acknowledged themselves (herself, himself, themselves) to be the VP and Assist. Secretary respectively of **OCWEN FEDERAL BANK, FSB** the within named Attorney-in-Fact for **Firstar Bank, N.A. successor in interest to Firstar Bank Milwaukee, N.A., as Trustee for New Century Home Equity Loan Trust, Series 1999-NCB**, a corporation, and that ~~MARGERY ROTUNDO~~ as such VP and Andrew Kurek as such Assist Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Ocwen Federal Bank, FSB by the said MARGERY ROTUNDO as such VP and attesting the same by the said Andrew Kurek as such Assist. Secretary.

Further, said officer(s) of said Ocwen Federal Bank, FSB have executed the foregoing instrument on behalf of Ocwen Federal Bank, FSB as Attorney-in-Fact for Firstar Bank, N.A. successor in interest to Firstar Bank Milwaukee, N.A., as Trustee for New Century Home Equity Loan Trust Series 1999-NCB pursuant to a Limited Power of Attorney, which is being recorded simultaneously herewith. Said officers acknowledge that they executed the same as the free act and deed of the said Firstar Bank, N.A. successor in interest to Fistar Bank Milwaukee, N.A., as Trustee for New Century Home Equity Loan Trust Series 1999-NCB.

Witness my hand and official seal at office at West Palm Beach, Florida, on this the 22 day of April, 2003

Notary Public

My Commission Expires:

Lisa A Jones
My Commission DD185681
Expires February 20, 2007

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $65,000.00.

Affiant

Subscribed and sworn to before me
this 22nd day of April, 2003.

Notary Public

My Commission Expires: 3-25-06

DEANIE L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006

THIS INSTRUMENT PREPARED BY & RETURN TO:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 103
MADISON, TN 37115

EXHIBIT "A"

Land in Davidson County, Tennessee, Being Part of Lots No. 252, and 253, on the Plan of Inglewood Place, of record in Book 332, Page 101, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey thereof made by T.R. Sanford, June 7, 1949 as follows:

Beginning at the northwest intersection of Kennedy Avenue and Stratford Avenue, thence with the margin of Kennedy Avenue, North 29 degrees, 28 minutes East 179 feet to an iron pin on the South line of Lot No. 5 of the Williams Plan, of record in Book 2, Page 128, of the Chancery Court at Nashville, said point being 10.9 feet East of the originial corner of Lots Nos 252 and 253 of said Inglewood Subdivison; thence North 67 degrees west along the south line of Lot No. 5 of said William's Plan, 100 feet to an old iron pin which is 16.5 feet of the original line of Lot 253; thence South 23 degrees, 34' West 142 feet to an old iron pin in the north margin of Stratford Avenue; thence with the margin of the same, South 45 degrees, 12' East 88 feet to the beginning.

Being the same property conveyed to Firstar Bank, N.A. Successor in interest to Firstar Bank Milwaukee, N.A., as Trustee for New Century Home Equity Loan Trust, Series 1999-NCB by Substitute Trustee's Deed from Arnold M. Weiss, as Substitute Trustee of record in Instrument No#20021009-0123084, Register's Office for Davidson County, Tennessee.

THIS PROPERTY IS COMMONLY KNOWN AS 1329 Stratford Avenue, Nashville, Tennessee, 37216