Bk 29

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

Map 96-11, Parcel 156

Davidson County DEEDWARR
Recvd: 04/24/03 09:30 2pgs
Fees:13.00 Taxes:355.20
20030424-0054982

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, N.A., as Trustee,** does hereby bargain, sell, transfer and convey unto **Jon Chilton,** an unmarried man his heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 119 on the Plan of Hickory Bend, Section 1, of record in Plat Book 3300, page 38, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Wells Fargo Bank Minnesota, N.A., as Trustee, by Substitute Trustee's Deed dated August 15, 2002, from Priority Trustee Services of TN, L.L.C. Substitute Trustee, filed in Instrument No. 20020927-0117731, said Register's Office.

Property address is 615 Paces Ferry 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, **Jon Chilton** his heirs and assigns, forever.

Said Grantor does hereby covenant with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

Grantor makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantees have inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.

IN WITNESS WHEREOF, the said Grantor has executed this deed this 4th day of April, 2003.

WELL FARGO BANK MINNESOTA, N.A. as Trustee

By: Option One Mortgage Corporation, Attorney in Fact

By: _____

Its: Frank T. Podraza, Assistant Secretary

STATE OF CALIFORNIA
COUNTY OF ORANGE

Before me, the undersigned, of the State and County aforesaid, personally appeared Frank T Podvaza, 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, N.A., as Trustee, the within named bargainor, a corporation, and that he/she as such **Assistant Secretary** of Option One Mortgage Corporation acknowledged that he/she executed the same as the free act and deed of said Wells Fargo Bank Minnesota, N.A., as Trustee.

Witness my hand and official seal this 4th day of April, 2003.

Notary Public SAMIRA EMAMI

My Commission Expires:

SAMIRA EMAMI
Commission # 1373746
Notary Public - California
Orange County
My Comm. Expires Sep 9, 2006

****

NAME NEW OWNER(S):

Jon Chilton
615 Paces Ferry Road
Nashville, TN 37214

SEND TAX BILLS TO:

Impac Funding Corp. dba Impac
1401 Dove Street, Ste. 100
Newport Beach, CA 92660

****

STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer is $96,000.00

Affiant

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

Notary Public

My Commission Expires:

OLLIE MAI PARSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006