Realty
48A

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $48,500.00

Ann W. McDonald
Affiant

Subscribed and sworn to before me, this 20th day of June, 2003.

Notary Public
My commission expires: 05/30/04

TERRINE LYN REED NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN EXPIRES 7-4-2004

Davidson County DEEDWARR
Recvd: 06/27/03 12:12 2pgs
Fees:13.00 Taxes:179.45
20030627-0089331

Address of New Owner:	Send Tax Bills to:	Tax Information
Ann W. McDonald 246 Hillcrest Drive Madison, TN 37115	NEW OWNER	43-14-148.00

SPECIAL WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Household Financial Center, Inc.**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Ann W. McDonald and Harlin Wayne Wheeler**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lots Nos. 63, 64 and 65, Block A, Yowell Place in Old Hickory Boulevard, a Plat of which is of record in Book 974, Page 61, Register's Office for said County. Said Lot No. 63, as shown on said plat, fronts 25 feet on the westerly side of Hillcrest Drive and runs back between parallel lines 177 feet to a dead line, measuring 25 feet thereon. Said Lot No. 64 fronts 25 feet on the westerly side of Hillcrest Drive and runs back between parallel lines 177 feet to dead line, measuring 25 feet thereon. Said Lot No. 65 fronts 37 feet 6 inches on the westerly side of Hillcrest Drive, and runs back 179 feet on the northerly line and 177 feet on the southerly line to a dead line in the rear, measuring 43 feet 6 inches thereon.

Being the same property conveyed to Household Financial Center, Inc. by Substitute Trustee's Deed from William Timothy Hill, as Substitute Trustee of record in Instrument No. 20020405-0041708, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 246 Hillcrest Drive, Madison, TN 37115

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, but such covenants exist only to the extent of any claims arising by, through or under the Grantors. Grantor hereby covenant with Grantee that Grantors will forever defend Grantees against claims of all persons claiming by, through or under Grantor, but no further or otherwise.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 20th day of June, 2003.

Household Financial Center, Inc.

By: _____ **Ashley M. Bean**
Asst. Vice President

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Ashley M. Bean, with whom I am personally acquainted, who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Asst. Vice President of Household Financial Center, Inc. and that she is authorized by Household Financial Center, Inc. to execute this instrument on its behalf by herself as such Asst. Vice President.

Witness my hand in Pomona, CA, this 20 day of June, 2003.

_____
Notary Public

My Commission expires: 2/5/05

CECILIA TORRES
Commission # 1293215
Notary Public - California
Los Angeles County
My Comm. Expires Feb 5, 2005