Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2008-2550
4000445124

Davidson County DEEDWARR
Recvd: 08/06/03 09:28 3pgs
Fees:18.00 Taxes:333.00

20030806-0111510

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 19 day of June, 2003, by DLJ Mortgage Capital, Inc., Grantor, by its duly authorized attorney in fact.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Lydia A. Hubbell, Grantee, the following land in Davidson County, Tennessee:

Being Lot No. 30 on the Plan of Colewood Acres, Section 1 of record in Book 3700, Page 59, Register's Office, Davidson County, Tennessee. Said Lot No. 30 fronts the Southerly Margin of Bart Drive 63.7 feet and runs back between lines which measures 135.0 feet on the west side line, a total of 187.55 feet on the east side line to a dead line in the rear on which it measures 86.1 feet thereon.

*Being the same property conveyed to Federal National Mortgage Association, by Trustee's Deed from Arnold M. Weiss, as Substitute Trustee, recorded on July 29, 2002, as instrument number 20020729-0090636, in the records of Davidson County, Tennessee.

Commonly known as: 219 Bart Drive, Antioch, TN 37013.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantee and unto his heirs and assigns forever.

Grantor covenants that it is seised and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

*Being the same property conveyed to DLJ Mortgage Capital, Inc., by Special Warranty Deed from Federal National Mortgage Association on Aug 6, 2003, as instrument number 20030806-0111509, in the records of Davidson County, Tennessee.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

DLJ Mortgage Capital, Inc. By Its Lawful Attorney in-fact Fairbanks Capital Corporation

BY: _____

ITS: AVIVA BUSH, DOC. CONTROL OFFICER

Acknowledgment

State of Utah)
County of Salt Lake)ss.

On this day before me, a Notary Public, personally appeared AVIVA BUSH, DOC. CONTROL OFFICER **, to me personally well-known, who acknowledged that he/she is the** _____ **of Fairbanks Capital Corporation, a corporation, as attorney-in-fact for DLJ Mortgage Capital, Inc., a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by himself/herself as such officer.**

Witness my hand and seal this 19 **day of June, 2003.**

_____
Notary Public

Notary Public
EMMA SHANER
3815 South West Temple
Salt Lake City, Utah 84115
My Commission Expires
April 22, 2007
State of Utah

My commission expires:

_____

(Seal)

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $ 90,000.00, which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant
AVIVA BUSH, DOC CONTROL OFFICER

Subscribed and sworn to before me this 19 day of June, 2003.

Notary Public

Notary Public
EMMA SHANER
3815 South West Temple
Salt Lake City, Utah 84115
My Commission Expires
April 22, 2007
State of Utah

My commission expires:

(Seal)

Property owner and party responsible for payment of taxes:
Lydia A. Hubbell
219 Bart Drive
Antioch, TN, 37013

Map No. 162-03-5.00

Return to:

Associates Closing + Title
1521 Merrill Dr. Ste D220
Little Rock, AR 72211