Davidson County DEEDWARR
Recvd: 09/02/03 11:28 2pgs
Fees:13.00 Taxes:260.85

20030902-0126578

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $70,500.00

Subscribed and sworn to before me, this 28 day of August, 2003

Arthur R. Alley
Affiant

My Commission Expires:
9-25-04

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

SPECIAL WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TAYLOR TITLE & ESCROW, INC.
51 CENTURY BLVD., SUITE 130
NASHVILLE, TENNESSEE 37214

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Arthur R. Alley Tanya R. Alley 4904 Ruskin Avenue Nashville, Tennessee 37214 MAP & PARCEL NO. 061-04-0/061.00	Arthur R. Alley 3006 Gladeville Circle Mt. Juliet, TN 37122

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Household Financial Center, Inc.

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Arthur R. Alley and wife, Tanya R. Alley

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE DESCRIBED AS FOLLOWS TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 11 on the map of McGaughey's First Haysboro Subdivision of record in Book 843, page 23, Register's Office for Davidson County, Tennessee.

Said Lot 11 fronts 100 feet on the easterly side of Ruskin Avenue, formerly Marina Avenue, and runs back between parallel lines, 200 feet to a dead line, together with the right to use the entire strip marked "reserved" on the easterly margin of Hayesboro drive as shown on the plat of record in Book 647, page 15 and 16, said Register's Office, which was reserved for the use and benefit of all property owners as set out in said deed.

Being the same property conveyed to Household Financial Center, Inc. by Deed In Lieu Of Foreclosure Deed from James L. Whitbey and Sheryl H. Whitbey, husband and wife, dated June 4, 2003, and filed of record on June 24, 2003, in Instrument No. 20030624-0086630, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: *4904 Ruskin Avenue Nashville, TN 37214*

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE,

ESTATE, TITLE AND INTEREST THERETO BELONGING TO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, FOREVER; AND WE DO COVENANT WITH THE SAID GRANTEES THAT WE ARE LAWFULLY SEIZED 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; AND WE DO FURTHER COVENANT AND BIND OURSELVES, OUR HEIRS AND REPRESENTATIVES, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER, *BUT THIS WARRANTY DEED IS LIMITED TO THE TIME IN WHICH SAID REAL ESTATE WAS LAWFULLY SEIZED AND POSSESSED BY GRANTORS HEREIN AND DOES NOT EXTEND TO ANY PREVIOUS TIME THERETO.* 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 OUR HANDS THIS 19 DAY OF AUGUST, 2003.

By: Household Financial Center, Inc.

by: Ashley M. Bean
~~Asst. Vice President~~

STATE OF California
COUNTY OF Los Angeles

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Ashley M. Bean, who, upon oath, acknowledged ~~him/herself~~ to be the A.V.P of HOUSEHOLD FINANCIAL CENTER, INC., with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that HOUSEHOLD FINANCIAL CENTER, INC. executed the within instrument for the purposes therein contained and who further acknowledged that HOUSEHOLD FINANCIAL CENTER, INC. is the the maker or a constituent of the maker and is authorized by the maker or by its constituent, constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at office on this the 19 day of August, 2003.

My Commission Expires:

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

Notary Public

SPECIAL WARRANTY DEED