Box 29

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

Map 83-02, Parcel 238

Davidson County DEEDWARR
Recvd: 09/03/03 16:07 3pgs
Fees:18.00 Taxes:222.00

20030903-0127965

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, **Bank One Financial Services, Inc.** does hereby bargain, sell, transfer and convey unto **Amado Torres, Jr.** his heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Clark Heights, Section 1, as of record in Book 2854, page 37, said Register's Office.

Said Lot No. 1 fronts 50 feet on the northerly side of McKennie Avenue and runs back 154.6 feet on the westerly line and 154.4 feet on the easterly line to an alley in the rear, measuring 50 feet thereon.

BEING the same property conveyed to Banc One Financial Services, Inc. by Trustee's Deed from Stuart E. Duncan, Substitute Trustee, dated July 9, 2002, and recorded at Instrument No. 20020712-0084337, said Register's Office.

Property address is 1521 McKennie Avenue, Nashville, TN 37206

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, **Amado Torres, Jr.** 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 27 day of August , 2003.

BANK ONE FINANCIAL SERVICES, INC.

By: James Greene

Its: Vice President

STATE OF WISCONSIN
COUNTY OF Waukesha

Before me, the undersigned, of the State and County aforesaid, personally appeared James Greene, 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 the Vice President of the BANK ONE FINANCIAL SERVICES, INC., the within named bargainor, a corporation, and that he/she as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as Vice President.

Witness my hand and official seal at Menomonee Falls, WI, this 27 day of August, 2003.

Heather Rausch
Notary Public

My Commission Expires: 10-29-06

HEATHER RAUSCH NOTARY PUBLIC STATE OF WISCONSIN

****

NAME NEW OWNER(S):
Amado Torres, Jr.
1521-B McKennie Avenue
Nashville, TN 37206

SEND TAX BILLS TO:
Columbia National, Incorporated
7142 Columbia Gateway Drive
Columbia, MD 21046

****

STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer is $60,000.00

Affiant

Subscribed and sworn to before me this 27 day of August, 2003.

My Commission Expires: Notary Public

OLLIE MAI FARSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006