Davidson County DEEDWARR
Recvd: 09/25/03 10:42 2pgs
Fees:13.00 Taxes:288.97
20030925-0142175

STATE OF TENNESSEE)
COUNTY OF Davidson

The actual consideration or value, whichever is greater or this transfer is $78,100.00.

Affiant

Subscribed and sworn to before me this 12th day of September, 2003.

PENNY ELLISON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Notary Public

My Commission Expires: 3-25-06

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Craig Gibbs (NAME)	SAME (NAME)	134-5-55
3456 Donna Kay Drive (STREET ADDRESS)	(STREET ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Franklin Credit Management Corporation ("Grantor"), has bargained and sold, and by these present does transfer, convey and specially warrant unto Craig Gibbs, ("Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 118, on the plan of Section 3 addition to Greenwood Hills, as shown on plat of record in Plat Book 5200, Page 33, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Franklin Credit Management Corporation, a corporation existing under the laws of the State of Tennessee , by Deed of Record as instrument No. 200303170035403, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and any other matters of record.
The above legal description is the same as that contained in the previous deed of record.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered except as set forth herein.

Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the Property to the Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through, or under Grantor.

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed on this the 12th day of September, 2003.

Franklin Credit Management Corporation

By: _____

DeWayne Chin
General Counsel

By: _____

This is __improved property known as 3456 Donna Kay Drive, Nashville, TN 37211.

STATE OF ~~TENNESSEE~~ New York)
COUNTY OF ~~Davidson~~ New York)

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named DeWayne Chin, General Counsel (title) for Franklin Credit Management Corporation (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of September, 2003.

My Commission Expires: 2/19/06

_____
Notary Public

JEANNE HANEY
Notary Public, State of New York
No. 02HA6070025
Qualified In New York County
Commission Expires February 19, 2006

Prepared by and Return to:
Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066

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