SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/06/03 10:56 2pgs
Fees:13.00 Taxes:225.33

20031006-0147187

HEATHER LEE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,900.00 60,900.00

Gary Derrick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF SEPTEMBER, 2003.

Heather Lee
Notary Public

MY COMMISSION EXPIRES: 6-18-05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC, 7100 Executive Center Drive, Brentwood, TN 37027

f-1328

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary W. Derrick	Gary W. Derrick (NAME)	050-10-164.00
3809 Park Royal Avenue (ADDRESS)	3809 Park Royal Avenue (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Antioch, TN 37013 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Gary W. Derrick and wife, Veressa J. Derrick, AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT 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. 142, on the Plan of Section Four Chesapeake Homes, as of record in Book 6250, Page 932, Register's Office, for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being all of the same property conveyed to Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee by Substitute Trustee's Deed of record in Instrument No. 20030626-0088742, Register's Office Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 3424 Fawnwood Place, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Gary W. Derrick and wife, Veressa J. Derrick and their assigns, forever.

Said Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee, have executed this deed this 22nd day of September, 2003.

Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee

By: _____

Sharmel Dawson-Tyau

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

Sharmel Dawson-Tyau ✓

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared ___, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath(s) acknowledged himself/herself to be the Asst. V.P. respectively of the Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as Trustee, the within named bargainor, a corporation, and that he/she as such Asst. V.P., being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at San Diego, California this 22nd day of September, 2003.

Commission expires:

Erin Elizabeth Hayes
Notary Public

ERIN ELIZABETH HAYES
Commission # 1362099
Notary Public - California
San Diego County
My Comm. Expires Jun 24, 2006

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027