After recording Return to. Realty Title
913 Conference Dr, Ste 101
Goodlettsville, TN. 37072

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2025-026
[redacted]01363

Davidson County DEEDWARR
Recvd: 12/18/03 09:52 3pgs
Fees:18.00 Taxes:346.99
20031218-0180376

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 11th day of December, 2003, by TCIF, LLC.

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

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Eastmoor Place, as of record in Plat Book 547, Pages 177 and 178, Register's Office for said county, to which plan reference is made for a more complete description.

Being the same property conveyed to Provident Bank by Substitute Trustee's Deed from I. Dyke Tatum, as Substitute Trustee, filed on May 29, 2002 as instrument number 20020529-0064976 in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to TCIF, LLC by Special Warranty Deed from Provident Bank filed by Davidson County **as instrument number** 20031218-0180375 **in the Register's Office of Davidson County, Tennessee**

Commonly known as: 1127 Delmas Avenue, Nashville, TN 37216

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 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.

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

TCIF, LLC

BY: _____

ITS: Limited Signing Authority

Acknowledgment

State of Connecticut)
)ss.
County of Fairfield)

On this day before me, a Notary Public, personally appeared Todd Luckey **, to me personally well-known, who acknowledged that he/~~she~~ is the** Limited Signing Authority **of TCIF, LLC, 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 by himself/herself as such officer.**

Witness my hand and seal this 11 **day of December, 2003.**

Ben Fricks

Notary Public

My commission expires:

BEN FRICKS, JR.
NOTARY PUBLIC
MY COMMISSION EXPIRES AUG. 31, 2008

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, $93,780.00, which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Roger Tucker
Affiant

Subscribed and sworn to before me this 15th day of December, 2003.

Debbie Woodall
Notary Public

My commission expires:

(Seal)

DEBBIE WOODALL NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE My Commission Exp. Jan. 28, 2006

Property owner and party responsible
for payment of taxes:
Roger Tucker
1127 Delmas Avenue
Nashville, TN 37216

Parcel #072-10-0-143.00

Return to:

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Goodlettsville, TN. 37072