Davidson County DEEDWARR
Recvd: 01/30/04 10:15 2pgs
Fees:13.00 Taxes:222.93
20040130-0011624

THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS - DISC 7816
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SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 13 day of January, 2004 by and between Wells Fargo Bank Minnesota, NA,as Trustee for Delta Funding Home Equity Loan Trust 1998-3, hereinafter called Grantor, and David Obedala, his/her heirs and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

Being all of Lot No. 15. Beverly Heights subdivision, Section 4, as shown by plat and survey of record in Plat Book 5200, page 263, of the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument No. 20031204-0174635, Register's Office of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 13 day of January, 2004.

BY: J Hillery

TITLE: _____

JOSEPH HILLERY
Director, FSB

FEDERAL BANK FSB CORPORATE SEAL

STATE OF Florida

COUNTY OF Orange

Before me, the undersigned Notary Public in and for said County and State, personally appeared Joseph Hillery with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged such person to be the Director, of Wells Fargo Bank Minnesota, NA, the within named bargainor, a Corporation, and that such Director executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Director.

Witness my hand and Official Seal at office this 13th day of January, 2004.

Notary Public

My Commission Expires:

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Property Address: 4317 Hopewood Drive, Nashville, TN 37211
Parcel # 147-8-190

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: David Obedala

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value, whichever is greater, for this transfer is $ 60,250 ^{xx}

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF January, 2004.

Notary Public
My Commission Expires:

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN