Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2009-361
9758663/Harris

Davidson County DEEDWARR
Recvd: 02/03/04 12:33 3pgs
Fees:18.00 Taxes:283.05
20040203-0013012

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the ___26__ day of January, 2004, by Countrywide Home Loans, Inc..

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

Lot 9 on the revised plan of Hermitage Hills, Section 12, of record in Book 4675, Page 125, in Davidson County Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Federal National Mortgage Association, by Substitute Trustee's Deed from Robert M Wilson, Jr., Substitute Trustee filed December 4, 2003 as instrument 20031204-0174619 in the records of Register's Office of Davidson County, Tennessee. Source of title: 20040203-0013011

Commonly known as:808 Hermitage Ridge Drive, Hermitage, TN 37076

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 its successors and assigns forever.

Grantor covenants that it is seized 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.

Countrywide Home Loans, Inc.

BY:_____

ITS:_Mark Arvizu Vice President_____

Acknowledgment

State of { Texas }
)ss.
County of Collin

On this 26 day of January 2004 before me, a Notary Public, personally appeared __Mark Arvizu_____, to me personally well-known, who acknowledged that he/she is the _____VP_____, of Countrywide Home Loans, Inc., 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 ___26___ day of January, 2004.

Notary Public Najia Sarah Abraham

NAJIA SARAH ABRAHAM
Notary Public, State of Texas
My Commission Expires 04-08-06

My commission expires:
____4/8/06_____
(Seal)

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, $ 76,500.00 , which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Rosa Turner
Affiant

Subscribed and sworn to before me this 29th day of January 2004.

Jennifer Marlin
Notary Public

My commission expires: 6-4-06

(Seal) JENNIFER MARLIN NOTARY PUBLIC AT LARGE WILSON COUNTY, TENNESSEE

Property owner and party responsible for payment of taxes:
T & S Investments
808 Hermitage Ridge Drive
Hermitage, TN 37076

Parcel #074-04-0-036.00

Return to:

Associates Closing & Title – HURON
11501 Huron Lane
Little Rock, AR 72211