Davidson County DEEDWARR
Recvd: 02/25/04 08:57 2pgs
Fees:13.00 Taxes:358.45

20040225-0021159

SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 10th day of Feb., 2004 by and between **DEUTSCHE BANK TRUST COMPANY AMERICAS f/k/a BANKERS TRUST COMPANY, as Trustee and Custodian,** party of the first part, and X [redacted] Gregory Feucht and wife, Christine J. Feucht, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of **Davidson**, Tennessee:

Lot 207, on the Plan of Haywood Hills, Section 5, as shown on plat of record in Plat Book 4675, Page 143 and 144 in the Register's Office of Davidson County, Tennessee, to which reference is made for a more particular description of said property.

Being the same property conveyed to party of the first part by Deed of record in Instrument No. [redacted] in the Register's Office of Davidson County, Tennessee.
#200310060147014

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said part of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, except for all subdivision restrictions, building lines and easements and other matters of record, including Plat Book 4675, Page 143 and 144; all in the Register's Office of **Davidson** County, Tennessee; year 2004 property taxes; and matters that would be revealed by a current survey;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons ***claiming by, through or under party of the first part, but not further or otherwise.***

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

DEUTSCHE BANK TRUST COMPANY AMERICAS f/k/a BANKERS TRUST COMPANY, as Trustee and Custodian
By: Saxon Mortgage Services,Inc., f/k/a Meritech Mortgage Services, Inc. as Attorney in Fact

By: _____
Printed Name: Wayne Biver
Title: VICE PRESIDENT

STATE OF Texas Tennessee
COUNTY OF Travis Rutherford

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared Wayne Biver, (or proved to me on the basis of satisfacctory evidence), who acknowledged himself/herself to be the **VICE PRESIDENT** of **Saxon Mortgage Services, Inc, f/k/a Meritech Mortgage Services, Inc.,** a corporation, which caused this instrument to be executed on behalf of **DEUTSCHE BANK TRUST COMPANY AMERICAS f/k/a BANKERS TRUST COMPANY, as Trustee and Custodian ,**the within named bargainor, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of **DEUTSCHE BANK TRUST COMPANY AMERICAS f/k/a BANKERS TRUST COMPANY, as Trustee and Custodian.**

WITNESS my hand, at office, this 9 day of February, 2004.

Lynda L. King
Notary Public

Notary Public
Commission Expiration: 5-21-07

HELEN L. HANCOCK
MY COMMISSION EXPIRES
MARCH 5, 2005

LYNDA L. KING
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.

PREPARED BY:
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC
6489 QUAIL HOLLOW SUITE 100
MEMPHIS, TN 38120
FF11508

Property Address:
4997 Algonquin Trail
Antioch, Tennessee 37013

TAX PARCEL ID NUMBER: 162-03-0-402.00

PROPERTY OWNER & PROPERTY ADDRESS/ MAIL TAX BILLS TO:
Same

STATE OF TENNESSEE
COUNTY OF Rutherford

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 IS $ 96879.00, WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

Cheryl Mote
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 10th DAY OF Feb, 2004

Lynda L. King
NOTARY PUBLIC

COMMISSION EXPIRATION: 5-21-07

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LYNDA L. KING
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.

LYNDA L. KING
Notary Public At Large
Commission Expires 05-21-2007