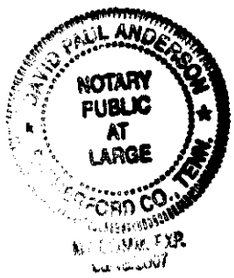
SPECIAL WARRANTY DEED



STATE OF ~~FLORIDA~~ TENNESSEE
COUNTY OF ~~DUVAL~~ WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $98,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 day of MARCH, 2004.

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
USA TITLE & ESCROW, INC., 1802 Williamson Court, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew W. Carver, et ux	Fremont Investment & Loan	072.04-0-255.00
(NAME)	(NAME)	
1408 Janie Ave.	1411 Opus Place	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Downers Grove, IL 60515	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Wachovia Mortgage Corp., fka First Union Mortgage Corporation, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Matthew W. Carver and wife, Julia M. Carver, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 19 of Block E, Country Club Estates, of record in Book 843, page 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Wachovia Mortgage Corp. f/k/a First Union Mortgage Corporation, by Quitclaim Deed from Federal Home Loan Mortgage Corporation, dated November 6, 2003 and recorded January 2, 2004 in Instrument No. 200401020000038, Register's Office for Davidson County, Tennessee.

unimproved

This is improved ✓ property, known as 1408 Janie Ave., Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 4 day of MARCH, 2004.

Phyllis K. Kaylor

Elizabeth L Stevens

Wachovia Mortgage Corp., fka First Union Mortgage Corporation

By: Dennie Boyle

Dennie Boyle, Vice President

Davidson County DEEDWARR
Recvd: 03/22/04 10:09 2pgs
Fees:13.00 Taxes:362.60

20040322-0031873

STATE OF ___FLORIDA_____)

COUNTY OF __DUVAL_____)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Dennie Boyle_____ with whom I am personally acquainted (or proved tome on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be _Vice President__of Wachovia Mortgage Corp, fka First Union Mortgage Corporation, the within named bargainor, a corporation, and that he/she as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as _____.

WITNESS my hand and seal, at office in __Jacksonville____, _Fl.__, this _4th day of __March__, 2004.

W. Debbie Creamer

NOTARY PUBLIC

My Commission Expires:

W. DEBBIE CREAMER
Notary Public - State of Florida
My Commission Expires Feb 27, 2008
Commission # DD 288866
Bonded By National Notary Assn.