THIS INSTRUMENT PREPARED BY:
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Davidson County DEEDWARR
Recvd: 03/26/04 12:16 2pgs
Fees:13.00 Taxes:362.60
20040326-0034324

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 23rd day of March, 2004 by and between Bank One, National Association, a corporation, hereinafter called Grantor, and Carey A. Courtright, 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 Lot No. 77-A on the Plan of Edge-O-Lake Estates, Section 18-C, as of record in Book 5060, Page 54, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument # 20031104-0161295, Register's Office of Williamson 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 23rd day of March, 2004.

BY: Stephen Staid
Stephen Staid
TITLE: Vice President

STATE OF Texas
COUNTY OF Harris

Before me, the undersigned Notary Public in and for said County and State, personally appeared Stephen Staid 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 Vice President, of BANK ONE, the within named bargainor, a Corporation, and that such Stephen Staid executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Stephen Staid.

Witness my hand and Official Seal at office this 23rd day of March, 2004.

Karl Cole
Notary Public

KARL G COLE
NOTARY PUBLIC
State of Texas
Comm. Exp. 07-23-2007

My Commission Expires:

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Property Address: 566 Moss Landing Drive, Antioch, Tennessee 37013
Parcel # 150-2-71

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Carey A. Courtright
566 Moss Landing Drive
Antioch, Tennessee 37013

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value, whichever is greater, for this transfer is $98,000.00

Cheryl Mote
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF March, 2004.

Lynda L. King
Notary Public
My Commission Expires: 5/21/07

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