Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2019-125
5176912

Davidson County DEEDWARR
Recvd: 08/16/04 11:18 3pgs
Fees:18.00 Taxes:547.60
20040816-0098703

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 10th day of August, 2004, by Fifth Third Bank.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Karen J. Bolding, Grantee, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit No. 1222, together with the Carport designated No. 1222-C in River Plantation, Section Seven, a Condominium, a horizontal property regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee. as shown or the plat of River Plantation, Section Seven, Condominium Apartments, of record in Book 5200, Pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed of record in Book 6226, page 9, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property co-owners and tenants of River Plantation, Section Seven, Condominium apartments, contained in the Master Deed and Bylaws appended thereto, of record in Book 6226, page 9, said Register's Office, are incorporated herein by reference and made a part hereof the same as though copied verbatim.

Being the same property conveyed to Fifth Third Bank by Trustee's Deed from Wilson & Associates, PLLC as Successor-Trustee, filed for record June 24, 2004 as instrument number 20040624-0074749, Registers Office for Davidson County, Tennessee.

Commonly known as:1222 General George Patton, Nashville, TN 37221

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 her heirs 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.

Fifth Third Bank

BY: _____

CHUCK MANESS
VICE PRESIDENT

Acknowledgment

State of Ohio
)**ss.**
County of Hamilton

On this day before me, a Notary Public, personally appeared Chuck Maness, **to me personally well-known, who acknowledged that he/she is the** Vice President, **of Fifth Third Bank, 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 10th **day of August, 2004.**

_____
Notary Public

My commission expires:

12/19/2007
(Seal)

NOTARY PUBLIC
STATE OF OHIO

ANGELA EISER
Notary Public, State of Ohio
My Commission Expires
December 19, 2007

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, $ 148,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant CHUCK MANESS
VICE PRESIDENT

Subscribed and sworn to before me this 10th day of August, 2004.

Notary Public

My commission expires:

12/19/2007
(Seal)

ANGELA EISER
Notary Public, State of Ohio
My Commission Expires
December 19, 2007

Property owner and party responsible for payment of taxes:
Karen J. Bolding
1122 Gen. George Patton Rd
Nashville TN 37221

Parcel #142-09-0-E-022.00C0

Return to:

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