This instrument was prepared by Union Planters Mortgage, Inc., 215 Forrest Street, Hattiesburg, Mississippi 39401. The name and address of the new owner and to whom the tax statement should be sent to Liquidation Properties, Inc., 388 Greenwich St., New York, NY 10013.

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $ 120,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Brenda Cunning
Affiant - BRENDA CUNNING

Subscribed and sworn to before me this the 23 day of ~~June~~ Aug., 2004.

Nicole M Yanssens
Notary Public NICOLE M. YANSSENS

My Commission Expires:
Apr. 17, 2006

Notarial Seal
Nicole M. Yanssens, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Apr. 17, 2006
Member, Pennsylvania Association Of Notaries

SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($ 10.00) DOLLARS, cash in hand paid, and other goods and valuable considerations, the receipt of which is hereby acknowledged, UNION PLANTERS BANK, N. A., ("Grantor"), this date has bargained and sold, and by these presents does transfer and convey unto, LIQUIDATION PROPERTIES, INC., ("Grantee"), the following described real estate situated in Davidson County, Tennessee:

Davidson County DEEDWARR
Recvd: 08/25/04 10:53 3pgs
Fees:18.00 Taxes:518.00
20040825-0102732

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Union Planters Bank, N. A., by Trustee's Deed of record in Record Book _____, Page_____, Register's Office of Davidson County, Tennessee.
Instrument No - 20030521-0069110

This conveyance is made expressly subject to all current and past due taxes and assessments, and subject to all prior reservations, restrictions, conditions and easements of record, and subject to any roadways or rights-of-way extending into, through, or under said property. Said sale is also subject to any liens and/or rights of redemption belonging to the Internal Revenue Service or the State of Tennessee.

The address of the above-described property is 418 Isaac Dr. Goodlettsville TN

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any way appertaining unto the said part of the second part, his heirs, successors and assigns in fee simple forever. The grantor does hereby covenant with the Grantee, except as above noted, that at the time of the delivery of this deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons

claiming by, through, or under it, but against none other.

Grantor makes no representations or warranties of any kind or character, expressed or implied, as to the condition of the material and workmanship in the dwelling house located on said property. The Grantee has inspected the property and is purchasing the same based on no representations or warranties, expressed or implied, made by Grantor, but on its own judgment.

In Witness Whereof, Union Planters Bank, N. A., has caused this instrument to be executed by its Vice President on this 15th day of June, 2004.

Union Planters Bank, N. A.

By: Gary H. Seyfarth, Jr.
Its: Vice President

STATE OF MISSISSIPPI)

COUNTY OF FORREST)

Personally appeared before me, a Notary Public in and for said County and State, on this 15th day of June, 2004, within my jurisdiction, the within named Gary H. Seyfarth, Jr., with whom I am personally acquainted and who upon oath acknowledged himself to be Vice President, of Union Planters Bank, N. A., and that for and on behalf of said corporation and as its act and deed in its said representative capacity he executed the above and forgoing instrument, after first having been authorized by said corporation so to do.

LARRY W. ROYALS, FORREST COUNTY, MS NOTARY PUBLIC

Notary Public
My Commission Expires: MY COMMISSION EXPIRES SEPT. 18, 2005

Grantor's Address:
Union Planters Bank, N. A.
215 Forrest Street
Hattiesburg, MS 39401

Grantee's Address:
Liquidation Properties, Inc.
388 Greenwich Street
New York, NY 10013

RETURN TO:
Service Link
4000 Industrial Boulevard
Aliquippa, PA 15001
1-800-439-5451

9183025941-135

EXHIBIT A

Lot 84 on the Plan of Connell Estates, Section 3, a plat of which is of record in Book 3600, Page 31, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

PARCEL ID # 018 03 0 026.000

408 Isaac Dr
Goodlettsville, TN