Box 5

This instrument prepared by:
Fidelity Residential Solutions
3227 E. 31st Street, #106
Tulsa, OK 74105
407330 320074115
Sarah Myers

Davidson County DEEDWARR
Recvd: 11/08/04 10:40 4pgs
Fees:23.00 Taxes:1406.00
20041108-0134153

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard Powell and Anna Wilson	SAME	131-03-115.00
(STREET ADDRESS OR ROUTE NUMBER) 1703 Bonner Ave.	(STREET ADDRESS)	
Nashville, TN 37215		

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Deutsche Bank National Trust Company, as Trustee a Corporation organized and exisiting under the laws of the State of California have this day bargained and sold, and do hereby transfer and convey unto the said Richard Powell and Anna Wilson

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

STATE OF
COUNTY OF DAVIDSON *The actual consideration or value whichever is greater, for this transfer is* $ 380,000.00

Affiant _____

Subscribed and sworn to before me this the 28th *day of* October, 2004

Notary Public _____

My commission expires: *(Affix Seal)*

J. WAYNE THOMAS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 24, 2005

Reservation from and Exceptions to Conveyance and Warranty:

(1) All Easements, rights of way and prescriptive rights whether of record or not, pertaining to any portions(s) of the herein described property (hereinafter, the "Property");

(2) All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

(3) All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect:

(4) All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

(5) Ad Valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

(6) Any conditions that would be revealed by a physical inspection and survey of the Property.

This is unimproved ( ), known as 1703 Bonner Avenue, Nashville, TN 37215
improved (X

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons claiming by, through or under the grantor.

Whenever 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 our hand this 19th *day of* October, 2004, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Deutsche Bank National Trust Company, as Trustee

By: Jeff Szymendera

Printed Name: Jeff Szymendera

Its: Attorney In Fact

(Corporate Seal)

STATE OF NC
COUNTY OF Wake

Before me, Mae Harrington, *a Notary Public of the State and County aforesaid, personally appeared* Jeff Szymendera, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* ____ *self to be* Attorney IN Fact *of the* Deutsche Bank National Trust Company, as Trustee, *a corporation, the within named bargainor, a corporation, and that* ____ *he as such* Attorney IN Fact *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ____ *self as* Attorney In Fact

Witness my hand and official seal, at office in ____, *this* 19 *day of* October, 2004.

Mae Harrington (This area for official notarial seal)

Notary Public
My Commission Expires:

OFFICIAL SEAL
Notary Public - North Carolina
MAE HARRINGTON
Wake County
My Commission Expires Aug. 25, 2007

Exhibit "A"

A CERTAIN TRACT OR PARCEL OF LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING LOT NO. 34 ON THE PLAN OF GREEN HILLS SUBDIVISION, SECTION II, OF RECORD IN BOOK 547, PAGE 139, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE, BY SUBSTITUTE TRUSTEE'S DEED FROM ARNOLD M. WEISS, AS SUBSTITUTE TRUSTEE, DATED JUNE 15, 2004, RECORDED JULY 16, 2004, OF RECORD IN INSTRUMENT NUMBER 200407160085381, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.