Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2026-170
Loan# 13581897

Davidson County DEEDWARR
Recvd: 01/24/05 10:13 3 pgs
Fees:18.00 Taxes:92.50
20050124-0008379

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 14th day of January 2005, by Bank of New York, as Trustee, Grantor, by its duly authorized attorney in fact.

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

Land in Davidson County, Tennessee, being the Westerly part of Lot Number 8 on the Map of the Subdivision of the Robert E. Power Land, as of record in Book 421, page 56, Register's Office for said County. Said part of lot fronts 54.5 feet on the Easterly side of Porter Pike and runs back between lines 100.5 feet on the North line and 111.5 on the South line, to a dead line on which it measures 52 feet, more or less.

Being the same property conveyed to Bank of New York, as Trustee, by Trustee's Deed from Christopher L. Palmer, successor trustee, filed for record October 20, 2004 as instrument number 20041020-0126176, Register's Office for Davidson County, Tennessee.

Commonly known as: 835 Porter Road A, B, & C, Nashville, TN 37206.

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 his 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.

Bank of New York, as Trustee, by its duly authorized attorney in fact, Countrywide Home Loans, Servicing LP

BY: _____

IT'S: Assistant Vice President

Acknowledgment

State of California
) ss.
County of Ventura

On this day before me, a Notary Public, personally appeared Janet Palomino , to me personally well-known, who acknowledged that she is the Assistant Vice President of Countrywide Home Loans, Servicing LP, a corporation, as attorney-in-fact for Bank of New York, as Trustee, 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 as such attorney-in-fact by himself/herself as such officer.

Witness my hand and seal this 14th day of January 2005.

_____
Notary Public- Tania Arias

My commission expires:

9/22/06
(Seal)

TANIA ARIAS
Commission # 1376085
Notary Public - California
Ventura County
My Comm. Expires Sep 22, 2006

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, $25,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 14th day of January 2005.

Notary Public- Tania Arias

My commission expires:

9/22/06
(Seal)

TANIA ARIAS
Commission # 1376085
Notary Public - California
Ventura County
My Comm. Expires Sep 22, 2006

Property owner and party responsible for payment of taxes:
Christopher R. Choate
~~**835 Porter Road A, B, & C**~~ P.O. Box 111924
~~**Nashville, TN, 37206**~~ Nashville, TN 37222

Map No. 083-07-0 030.00

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