Davidson County DEEDWARR
Recvd: 04/19/05 15:42 3 pg
Fees:18.00 Taxes:92.50
20050419-0043679

SPECIAL

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, **AAMES CAPITAL CORPORATION, a California corporation d/b/a AAMES HOME LOAN**, (the "Grantors") have bargained and sold, and by these presents do hereby bargain, sell, convey and confirm unto **VIRGIL GORDON** (the "Grantees"), Grantees' a certain tract or parcel of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

Property situated in the County of Davidson, State of Tennessee: being Lot No. 320 on the plan of JM, TJ, and GW Harding's Plan of North Nashville of record in Plat Book 21, Page 80, in the Register's Office of Davidson County, Tennessee to which Plan reference is made for complete description.

BEING the same property conveyed to grantor by substitute trustee's deed dated January 6, 2005 of record in Register's Instrument No. 20050127-0009939, in the aforesaid Register's Office.

This conveyance is subject to all matters shown on the plan of record in Plat Book 21, Page 80, in the aforesaid Register's Office, including an owner's certificate; all other easements, setback lines and notes to which plan reference is hereby made, and to real estate taxes for 2005 and subsequent years which Grantee assumes and agrees to pay.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantees, Grantees' heirs, successors and assigns in fee simple forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever, claiming by, through or under it, but not otherwise or further.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

By acceptance of this deed, Grantee acknowledges that Grantee has inspected the property, and accepts the property in its present condition, AS IS - AS SEEN without warranty of fitness, condition or suitability for any use or purpose. It is also acknowledged that Grantor has never occupied the property.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **12th day of April, 2005**.

AAMES CAPITAL CORPORATION

BY: _____

TITLE: MARK A. BRAGG SR VICE President

STATE OF CALIFORNIA

COUNTY OF **LOS ANGELES**

Before me, the undersigned, a Notary Public in and for said State and County, duly qualified and commissioned, personally appeared MARK A. BRAGG, personally known to me or who proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself/herself to be the SR VICE President of **AAMES CAPITAL CORPORATION**, the within named bargainor, a corporation and that he/she as such officer, being authorized so to do, 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 official seal at office, this **12th day of April, 2005**.

_____
Notary Public

My Commission Expires:

_____

MARLENE STEINER
Commission # 1464620
Notary Public - California
Los Angeles County
My Comm. Expires Jan 24, 2008

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

Amanda McClark

Affiant

Subscribed and sworn to before me,
this **12th day of April, 2005.**

Amy Leathers

Notary Public

My commission expires: 9/30/08

AMY LEATHERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

PROPERTY ADDRESS:
1745 22ND AVE. N.
NASHVILLE, TN. 37208

OWNER'S NAME AND MAILING ADDRESS:
VIRGIL GORDON
2523 Santi
NASHVILLE, TN. 37208

THIS INSTRUMENT PREPARED BY:
Paul W. Brown, Attorney
581 Kinsman Road
Memphis, TN 38120

RETURN TO:
Realty Title & Escrow
5111 Maryland Way, Suite 101
Brentwood, TN 37027

MAIL TAX NOTICES TO:
VIRGIL GORDON
2523 SANTI
NASHVILLE, TN. 37208

TAX PARCEL ID #: **82-10;289.00**
FILE NO.: **B5855** REO #9358056