BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Davidson County DEEDWARR
Recvd: 07/01/05 09:00 3 pgs
Fees:18.00 Taxes:936.10



20050701-0075809

This instrument prepared by:
Fidelity Residential Solutions
10010 San Pedro, Suite 800
San Antonio, TX 78216
440769 3360838
Mary Lou Rodriguez

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	*SEND TAX BILLS TO:*	*MAP PARCEL NUMBERS*
Steven Kulpa	ORNL Federal Credit Union	*75-12-E-21*
(NAME) 1313 Weeping Cherry Lane	*(NAME)* 221 South Rutgers Ave.	
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, TN 37076	*(STREET ADDRESS)* Oak Ridge, TN 37831-0345	
(CITY) (STATE) (ZIP)	*(CITY) (STATE) (ZIP)*	

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, that Prudential Residential Services, Limited Partnership, a Delaware Limited Partnership, acting by its General Partner, Prudential Homes Corporation, a corporation organized and existing under the laws of the State of New York, with an office and principal place of business at 16260 North 71st Street, 2nd Floor Reception, Scottsdale, AZ 85254, have this day bargained and sold, and do hereby transfer and convey unto the said Steven S. Kulpa and wife, Kathleen M. Kulpa

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

See Attached Exhibit "A".

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 253,000.00

Affiant

Subscribed and sworn to before me this the 28 *day of* June, 2005.

Notary Public

My commission expires: May 24, 2008 *(Affix Seal)*

DAVIDSON CO.

This is unimproved ( ), known as 1313 Weeping Cherry Lane, Hermitage, TN 37076
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 15th *day of* June, 2005, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Prudential Residential Services, Limited Partnership, a Delaware Limited Partnership

By: Prudential Homes Corporation, its General Partner

Signature: Shelia Sonnier

Printed Name: Shelia Sonnier

Its: Asst Sec.

(Corporate Seal)

STATE OF TEXAS
COUNTY OF BEXAR

Before me, REBECCA A Ramos, *a Notary Public of the State and County aforesaid, personally appeared* Shelia Sonnier, *Assistant Secretary of Prudential Homes Corporation, a New York corporation, General Partner of Prudential Residential Services, Limited Partnership, a Delaware Limited Partnership with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged self to be* Asst. Sec. *the within named bargainor, a corporation, and that* she *he as such* Asst. Sec. *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* her *self as* Asst. Sec.

Witness my hand and official seal, at office in Texas, *this* 15th *day of* June, 2005.

Rebecca A Ramos

(This area for official notarial seal)

Notary Public
My Commission Expires: 4-25-06

REBECCA A. RAMOS
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 04-25-2006

EXHIBIT A

The land referred to in this Commitment is described as follows:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of First Revision, Final Plat, Blossom Trace of record in Instrument No. 20010724-0078049 as revised in Instrument No. 20010920-0101745 and corrected by Surveyors Certificate of Correction of record in Instrument No. 20011025-0116872, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Terry A. Marsh and Michelle I. Marsh, husband and wife, by deed from Blossom Trace, LLC of record in Instrument No. 20021011-0125184, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Prudential Residential Services, Limited Partnership, by deed from Terry A. Marsh and Michelle I. Marsh, husband an wife, of record in Instrument No. 20050701007580 8, Register's Office for Davidson County, Tennessee.

BANKERS TITLE BWOOD Fax:615-661-7701 Apr 25 2005 12:07 P.08