FILE BOX 45

Return to:
Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN. 37217

Special Warranty Deed

Address of New Owners: Mortgagee/Send Tax Bills to: Map & Parcel

LELAND D WATTS NEW OWNER
2819 Gallatin Road
Nashville, TN. 37216

#83-11-203-00

Davidson County DEEDWARR
Recvd: 07/25/05 10:34 3 pgs
Fees:18.00 Taxes:203.50
20050725-0086020

**********FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE

U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE HOLDERS OF THE HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2003-1

HERINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

LELAND D WATTS, married

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OF PARCEL OF LAND IN *DAVIDSON* COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN THE COUNTY OF SEIVER, STATE OF TENNESSEE:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

This conveyance is subject to all restrictions and easements of record.

This is improved property known as 316 RIVERSIDE DRIVE, NASHVILLE, TN 37206

TO HAVE AND TO HOLD the said tract of parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and said Grantor does hereby specially warrant the title to said land and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor. Wherever 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 HANDS THIS 28th DAY OF June, 2005

US BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR THE HOLDERS OF THE HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2003-1

BY: _____
DAVID FRANCIS DOC CONTROL OFFICER
Select Portfolio Servicing, Inc.
f/k/a Fairbanks Capital Corporation

SELECT PORTFOLIO SERVICING, INC Corporate 1989 SEAL UTAH

STATE OF UTAH
COUNTY OF SALT LAKE

PERSONALY APPEARED BEFORE ME, DAVID FRANCIS DOC CONTROL OFFICER of Select Portfolio Servicing, Inc. IN HIS/HER CAPACITY AS Attorney in Fact OF US BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR THE HOLDERS OF THE HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2003-1, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO ACKNOWLEDGED THAT HE/SHE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED, AND WHO FURTHER ACKNOWLEDGED THAT HE/SHE IS THE Attorney in Fact OF THE MAKER AND IS AUTHORIZED BY THE MAKER TO EXECUTE THIS INSTRUMENT ON BEHALF OF THE MAKER.

WITNESS MY HAND, AT OFFICE THIS 28th DAY OF June, 2005.

Notary Public
EMMA SHANER
3815 South West Temple
Salt Lake City, Utah 84115
My Commission Expires
April 22, 2007
State of Utah

Emma Shaner
Notary Public

MY COMMISSION EXPIRES:

(Affix Notary Seal)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00.

Patricia Nichols
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS ON 7/11/05.

Notary Public

MY COMMISSION EXPIRES: ~~01/24/09~~ 1-27-07

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Deed Prepared By:
Morris | Hardwick | Schneider, LLC
2401 Lake Park Drive, Suite 150
Smyrna, GA 30080

FILE BOX 45

Exhibit "A"

THE PROPERTY ABOVE MENTIONED AND NOW FURTHER DESCRIBED AS BEING IN DAVIDSON COUNTY, TENNESSEE, TO WIT:

BEING Land in Davidson County, Tennessee, being Lot No. 11B of the Zone Lot Division of Lots Nos. 7, 8, 9, 10 & 11 of Phase 2, of Section 5, Fortland Park, of record in Book 6250, Page 286, amending the plan of record in Book 5200, Page 415, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to U.S. Bank National Association, as trustee for the holders of the Home Equity Pass-Through Certificates, Series 2003-1, by Trustee's Deed from Christopher L. Palmer, as Successor Trustee, of record in Instrument 20050526-0059570, said Register's Office.

Commonly known as: 316B Riverside Drive, Nashville, Tennessee, 37206

Tax Parcel No. 083-11-0-203-00

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