# SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/12/05 10:42 2 pgs
Fees:13.00 Taxes:127.65

20050912-0109207

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 2005.

Notary Public

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Jack Case Wilson Title Associates, LLC, 7100 Executive Center Drive, Brentwood, TN 37027

F-3648

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Leland D. Watts | new owner | 082-11-0 067.00 |
| (NAME) | (NAME) | |
| 2819 Gallatin Road | | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37216 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Household Financial Corporation III SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Leland D. Watts, AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being part of Lot Nos. 20 and 21 in John W. Bryan's Addition to Edgefield now East Nashville, of record in Book 21, Page 63, Register's Office for said County, as follows:

Said parts of Lot Nos. 20 and 21 begin at a point in the Westerly margin of North Third Street at the intersection of the Southerly margin of a 16-foot alley, said alley running parallel to Treutland and Foster Streets; thence South 30 feet to a point; thence Westerly 10 feet to a point; thence Southerly 35 feet to a point; thence Easterly 100 feet to a point in the Westerly margin of North Third Street; thence North along the Westerly margin of North Third Street, 65 feet to the point of beginning.

Being all of the same property conveyed to SASCO-Regular by Substitute Trustee's deed dated July 22nd 2005 of record in Instrument No. 20050812-0095718, Register's Office Davidson County, Tennessee. Said Deed having since been corrected and re-recorded to amend the vesting to Structured Asset Securities Corporation Pass through Certificates 2002-HF1 of record at Instrument 20050831-0104304, said Register's Office. Said Deed having since been Quit Claim from Structured Asset Securities Corporation Pass through Certificates 2002-HF1 to Household Finance Corporation III, of record at Instrument 20050912-0109206, being recorded simultaneously herewith.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 504 North 3rd Street, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto

FILE BOX 45

belonging, unto said Grantee Leland D. Watts and his/her/their assigns, forever.

Said Household Financial Corporation III, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Household Financial Corporation III, has executed this deed this 31st day of August, 2005.

Household Financial Corporation III

By: _____

Maria I. Ortega
Asst. Vice President

STATE OF CALIFORNIA

COUNTY OF LOS ANGLES

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved Maria I. Ortega as of satisfactory evidence) and who upon his/her oath(s) acknowledged himself/herself to be the Asst. Vice President respectively of the Household Financial Corporation III, the within named bargainor, a corporation, and that he/she as such Maria I. Ortega Asst. Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of August, 2005.

Commission expires:

Notary Public

E. P. ROMAN
COMM. #1447374
Notary Public - California
Los Angeles County
My Comm. Expires Oct. 26, 2007

NRO1 NRO1

**RETURN TO:**

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Brentwood, Tennessee 37027