Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2024-868
PAS Loan# 1175001578

Davidson County DEEDWARR
Recvd: 10/03/05 10:37 3 pgs
Fees:18.00 Taxes:273.80
20051003-0118309

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 29 day of September 2005, by Wells Fargo Bank, N.A., Grantor.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Michael Dietrich and Terry Holleman, Grantees, the following land in Davidson County, Tennessee:

Being Lot Number 198 on the Plan of Sterling Heights, Section Five, as of record in Plat Book 1835, Page 37, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to SFJV-2003-1, L.L.C., by Trustee's Deed from Christopher L. Palmer, Successor Trustee, filed on July 18, 2005 as instrument number 20050718-0083340 in the records of the Register's Office of Davidson County Tennessee.
Grantor's Source of Title being #20051003.
Commonly known as : 55 Valeria Street, Nashville, TN 37210 0118308

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 Grantees and unto their 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.

Wells Fargo Bank, N.A.

BY: _____
Mary C. Smith

IT'S: Assistant Vice President

Acknowledgment

State of Maryland
) **ss.**
County of Frederick

On this day before me, a Notary Public, personally appeared Mary Smith**, to me personally well-known, who acknowledged that he/she is the** AVP**, of Wells Fargo Bank, N.A., 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 by himself/herself as such officer.**

Witness my hand and seal this 29 **day of September 2005.**

_____
Notary Public

My commission expires:

1/11/09
(Seal)

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, $74,000.00 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 30th **day of September 2005.**

Notary Public

My commission expires:

(Seal)

STACEY DENSON PALMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

Property owner and party responsible for payment of taxes:
Michael Dietrich and Terry Holleman
55 Valeria Street
Nashville, TN 37210

Parcel #119-06-0-118.00

Return to:

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