Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V4034-011
LN# 3030025902

Davidson County DEEDWARR
Recvd: 10/26/05 09:56 3 pgs
Fees:18.00 Taxes:351.13

20051026-0129115

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 20 day of September 2005, by JPMorgan Chase Bank F/K/A Chase Manhattan Bank as Trustee, C/O Residential Funding Corporation, Grantor, by its duly authorized attorney in fact.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Viola Prosser and Sheri Prosser, Grantees, the following land in Davidson County, Tennessee:

All that certain lot or parcel of land situated in the County of Davidson, State of Tennessee and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 84 on the Plan of Seven Oaks, Section No. 4 as of record in Book 2133, Page 105, Register's Office for said county.

Said Lot No. 84 fronts 135 feet on the Southerly side of school land and runs back 342.7 feet on the Westerly line and 329.5 feet on the Easterly line, to a dead line in the rear, measuring 151.9 feet thereon.

Being the same property conveyed to JPMorgan Chase Bank F/K/A Chase Manhattan Bank as Trustee, C/O Residential Funding Corporation by Substitute Trustee's Deed from, Valerie Ann Spicer, Substitute Trustee, filed on February 3, 2005 as instrument number 20050203-0012862 in the records of the Register's Office of Davidson County, Tennessee.

Commonly known as: 1253 School Lane, Nashville, TN 37217.

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.

JPMorgan Chase Bank F/K/A Chase Manhattan Bank as Trustee, C/O Residential Funding Corporation, by its duly authorized attorney in fact, Mortgage Lenders Network USA, Inc.

BY: Kimberly Mc

IT'S: Assistant Secretary

Instrument #20020415-00461666

Acknowledgment

State of Pennsylvania
) ss.
County of Montgomery

On this day before me, a Notary Public, personally appeared Kimball Mc,
to me personally well-known, who acknowledged that he/she is the Assistant Secretary **of Mortgage Lenders Network USA, Inc., a corporation, as attorney-in-fact for JPMorgan Chase Bank F/K/A Chase Manhattan Bank as Trustee, C/O Residential Funding Corporation, 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 as such attorney-in-fact by himself/herself as such officer.

Witness my hand and seal this 12 **day of September 2005.**

Honora A Twiady
Notary Public

My commission expires:

Feb 3, 2008
(Seal)

HONORA A. TWIADY NOTARY PUBLIC MONTGOMERY CO. COMMONWEALTH OF PENNSYLVANIA

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, $94,900.00 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 27th 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:
Viola and Sheri Prosser
126 Jacksonian Drive
Hermitage, TN 37076

Map No. 120-10-0 041.00

Return to:

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