This Instrument Prepared By:
RECORD & RETURN TO:
Southern Title Services
1517 Hunt Club Blvd #100
Gallatin, TN 37066

Davidson County DEEDWARR
Recvd: 11/02/05 13:01 2 pgs
Fees:13.00 Taxes:258.63
20051102-0132546

SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 7th day of July, 2005 by and between **ABN AMRO MORTGAGE GROUP. INC.**, party of the first part, and MELVIN SMITH, a single person party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of **DAVIDSON** Tennessee:

Lot No. 51 on the Plan of Chapelwood, Section 2, as shown on plat of record in Book 5200, Page 83, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to party of the first part by Substitute Trustee's Deed of record in Instrument No. 20041122-0139928, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said part of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for subdivision restrictions, building lines and easements and other matters of record, *including* in Book 5200, Page 83; Restrictive Covenants of record in Book 5333, Page 315 amended in Book 6234, Page 193, in the Register's Office of **Davidson** County, Tennessee; property taxes for the year 2005 not yet due and payable; and matters that would be revealed by a current survey;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons ***claiming by, through or under party of the first part, but not further or otherwise.***

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

ABN AMRO MORTGAGE GROUP. INC.
By: Fidelity National Asset Management Solutions

By: _____

Printed Name: Aviva J. Bush, Vice President

Title: _____

STATE OF Colorado
COUNTY OF Jefferson

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared, Aviva J. Bush, Vice President, (or proved to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the _____ of **Fidelity National Asset Management Solutions**, a corporation, which caused this instrument to be executed on behalf of **ABN AMRO MORTGAGE GROUP. INC.,** the within named bargainer, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of **ABN AMRO MORTGAGE GROUP. INC.**

WITNESS my hand, at office, this 7 day of July, 2005.

Notary Public

Commission Expiration: 10-15-08

ADRIANNE JAURE
NOTARY PUBLIC
STATE OF COLORADO
My Commission Expires Oct.15, 2008

PREPARED BY:
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC
6489 QUAIL HOLLOW SUITE 100
MEMPHIS, TN 38120
FF11861

PROPERTY ADDRESS:
3505 Albee Drive
Hermitage, TN 37076

PARCEL ID NUMBER: 086-6-0-007.00

PROPERTY OWNER:
Melvin J. Smith

MAIL TAX BILLS TO:
Melvin J. Smith
4634 Clarksville Pike
Nashville, TN 37218

COUNTY OF TN
STATE OF Sumner

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 IS $ 69,900.00, WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 31ST DAY OF October, 2005.

NOTARY PUBLIC

COMMISSION EXPIRATION: 11-22-08

KIM GILLESPIE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This Deed is prepared from information provided by Chicago Title Insurance Company
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