SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/14/05 11:28 2 pgs
Fees:13.00 Taxes:643.80
20051114-0137054

STATE OF TENNESSEE
COUNTY OF DAIVDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $174,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 2005.

Notary Public

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

ELAINE EVERSMEYER
State of Tennessee Notary Public
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency of Tennessee, LLC 7100 Executive Center Drive Brentwood, TN 37027

RT-0082

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Saleem M. Abdy	CTX Mortgage Company, LLC	156-01-0-B-013.00CO
(NAME)	(NAME)	
7832 Harpeth Veiw Drive	216 Centerview Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Brentwood TN 37027	
(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 Center, Inc. SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Saleem M Abdy, a married person, and wife, Khatoon Haji 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 Lot No. 13 on the plan of Harpeth View Subdivision as of record in Book 6900, Page 319, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Household Financial Center, Inc by Substitute Trustee's Deed dated April 28, 2005 of record in Instrument No. 20050509-0051727, Register's Office for Davidson County, Tennessee.

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 7832 Harpeth Veiw Drive, Nashville, TN 37221
(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 belonging, unto said Grantee Saleem Abdya married person and his/her/their assigns, forever.

Said Household Financial Center, Inc., 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 Center, Inc., has executed this deed this 26th day of October, 2005.

Household Financial Center, Inc.

BY:

Maria I. Ortega
Asst. Vice President

STATE OF CALIFORNIA
COUNTY OF ~~SAN DIEGO~~ Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Maria J. ORTEGA, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges ~~him~~/herself to be the AVP, Household Financial Center, Inc., the within named bargainor, and that ~~he~~/she as such AVP, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that ~~he~~/she execute the same.

Witness my hand and Notarial Seal this 26th day of October, 2005

Rica Strickland
Notary Public

My Commission Expires: 4/29/2009

RICA STRICKLAND
Commission # 1574108
Notary Public - California
Los Angeles County
My Comm. Expires Apr 29, 2009

RETURN TO:

Resource Title Agency of Tennessee, LLC