RETURN TO:
Grissim Title & Escrow, LLC
2309 Crestmoor Rd, Ste 300
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS
Attorney at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296
American/Faler, Alfred

Davidson County DEEDWARR
Recvd: 11/21/05 15:44 2 pgs
Fees:13.00 Taxes:170.20
20051121-0140617

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 14th day of June, 2005 by and between **Tiger Relocation Company**, hereinafter called Grantor, and, **JP MORGAN CHASE BANK, AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2003, ABFS MORTGAGE LOAN TRUST 2003-1**, their successors and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

Being Lot No. 81, on the plan of Lindsley's Addition to East Nashville, of record in Book 57, Page 25, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description. Subject to any and all easements of record.

Being the same property conveyed by Deed in Lieu of Foreclosure of record in Register's Instrument No. 20040304-0024775, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 14th day of June, 2005.

TIGER RELOCATION COMPANY

BY: _____

STATE OF PA
COUNTY OF PHILADELPHIA

Before me, the undersigned Notary Public in and for said County and State, personally appeared GEORGE L. MILLER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged such person to be the BANKRUPCY TRUSTEE, of TIGER RELOCATION COMPANY, the within named bargainor, a Corporation, and that such GEORGE L. MILLER executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as BANKRUPCY TRUSTEE.

Witness my hand and Official Seal at office this 14TH day of JUNE, 2005.

Notary Public

My Commission Expires:

Notarial Seal
Joseph Matrichuk, Notary Public
Lower Merion Twp., Montgomery County
My Commission Expires Nov. 18, 2006

Member, Pennsylvania Association of Notaries

Property Address: 833 Stockwell Street, Nashville, TN 37207
Parcel # 82-3-223

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to:
JP MORGAN CHASE BANK
C/o EMC Mortgage Corporation
909 Hidden Ridge Drive, Suite 200
Irving, TX 75038

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value, whichever is greater, for this transfer is $46,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF August, 2005 ~~2004~~.

Notary Public
My Commission Expires:

LISA JOHNSON
NOTARY PUBLIC AT LARGE
SHELBY COUNTY, TN
My Commission Expires Feb 28, 2008