(1)

MID-STATE TITLE & ESCROW, INC.
128 HOLIDAY COURT
SUITE 125
FRANKLIN, TN 37067
(615) 790-3156

THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS - DISC 7816
Attorney at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

Davidson County DEEDWARR
Recvd: 02/03/06 14:20 2 pgs
Fees:13.00 Taxes:255.30
20060203-0013921

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 30 day of December, 2005, by and between JPMORGAN CHASE BANK, AS TRUSTEE, its successors and assigns, hereinafter called Grantor, and M. Dewayne Holt, his heirs 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:

Land in Davidson County, Tennessee, being Lot No. 73 on the plan of Bordeaux Hills, Section IV, as of record in Book 3600, Page 49, Register's Office for said County. Said Lot No. 73 fronts 60 feet on the westerly side of Mexico Drive and extends back 136.08 feet on the northerly line and 139.6 feet on the southerly line to a dead line in the rear on which it measures 56.57 feet.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument No. 20050912-0109281, 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.

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

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

30 day of December, 2005.

JPMORGAN CHASE BANK, AS TRUSTEE

BY: _____

Sharmel Dawson-Tyau

TITLE: V.P

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

BEFORE ME, a Notary Public of the state and county mentioned, personally appeared Sharmel Dawson-Tyau, 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 V.P of Residential Funding Corporation, as attorney in fact for J.P. Morgan Chase Bank, as Trustee, and who acknowledged that he/she as such, being authorized so to do, executed and delivered the foregoing instrument on behalf of J.P. Morgan Chase Bank, as Trustee as its attorney in fact and as the free act and deed of the within named J.P. Morgan Chase Bank, as Trustee.

Witness my hand and seal, this 30 day of December, 2005.

ERWAYNE J. ASUNCION
Commission # 1577600
Notary Public - California
San Diego County
My Comm. Expires May 9, 2009

_____
Notary Public

My commission expires:

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Property Address: 3237 Mexico Drive, Nashville, TN 37218
Parcel # 80-8-247

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: M. Dewayne Holt
3237 Mexico Drive
Nashville, TN 37218

STATE OF TENNESSEE
COUNTY OF ~~SHELBY~~ Williamson
The actual consideration or true value, whichever is greater, for this transfer is $ 69,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January, 2006 ~~2005~~.

_____
Notary Public
My Commission Expires 6-28-08

KENDRA SAVAGE
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN