Record and Return

Lancaster Title
810 Crescent Center Drive
Suite 280
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 03/28/06 15:23 4 pgs
Fees:23.00 Taxes:499.50

20060328-0035307

This instrument prepared by:
Fidelity Residential Solutions
3227 E. 31st Street, #106
Tulsa, OK 74105
469420 321043275
Sarah Fiegenbaum

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	*SEND TAX BILLS TO:*	*MAP PARCEL NUMBERS* *122-01A 466.00 CO.*
Lindsey K. Richardson	Lindsey K. Richardson	
215 Buck Run	215 Buck Run Dr.	
Nashville, TN 37214	Nashville, TN 37214	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Deutsche Bank National Trust Company, as Trustee a National Banking Association organized and exisiting under the laws of the United States of America have this day bargained and sold, and do hereby transfer and convey unto the said Lindsey K. Richardson, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

STATE OF
COUNTY OF Williamson *The actual consideration or value whichever is greater for this transfer is $* 135,000.00

Affiant

Subscribed and sworn to before me this the 23 *day of* March, 2006

Notary Public

My commission expires:

(Affix Seal)

My Commission Expires June 2009

ANGELA R. PARKER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON

Reservation from and Exceptions to Conveyance and Warranty:

(1) All Easements, rights of way and prescriptive rights whether of record or not, pertaining to any portions(s) of the herein described property (hereinafter, the "Property");

(2) All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

(3) All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect:

(4) All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

(5) Ad Valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

(6) Any conditions that would be revealed by a physical inspection and survey of the Property.

This is unimproved ( ), known as 215 Buck Run Drive, Nashville, TN 37214
improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons claiming by, through or under the grantor.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 13 *day of* March, 2006, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Deutsche Bank National Trust Company, as Trustee
By: Homeq Servicing Corporation, its attorney in fact

By: Shallina Hudson

Printed Name: Shallina Hudson

Its: Assistant Vice President

(Corporate Seal)

Acknowledgment

State of NC

County of Wake *ss.*

On this day before me, a Notary Public, personally appeared Shallina Hudson, *to me personally well-known, who acknowledged that he/she is the* Assistant Vice President *of* Homeq Servicing Corporation *a corporation, as attorney in fact for* Deutsche Bank National Trust Company as Trustee, *a national banking association, 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 national banking association as such attorney-in-fact by himself/herself as such officer.*

Witness my hand and seal this 13 *day of* March.

Mae Harrington
Notary Public

My commission expires:

(Seal)

MAE HARRINGTON
NOTARY PUBLIC
Wake County, North Carolina
My Commission Expires August 25, 2007

EXHIBIT A

LAND IN DAVIDSON COUNTY, TENNESSEE BEING UNIT NO. 55 IN WOODLAND POINT, PHASE X, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME (BEING THE TOWNHOME AREA AT WOODLAND POINT), LOCATED ON BUCK RUN DRIVE AND/OR ANTLER RIDGE CIRCLE, NASHVILLE, DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED IN A DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD AS INSTRUMENT NO. 20001011-0101044, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE (THE "ORIGINAL DECLARATION"), AMENDED BY FIRST SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES OF RECORD AS INSTRUMENT NO. 20020725-0089575, SAID REGISTER'S OFFICE ("THE "FIRST SUPPLEMENT"), FURTHER AMENDED BY SECOND SUPPLEMENTARY OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES OF RECORD AS INSTRUMENT NO. 20020904-0107261, SAID REGISTER'S OFFICE ("THE SECOND SUPPLEMENT", THE FIRST SUPPLEMENT, SECOND SUPPLEMENT AND THE ORIGINAL DECLARATION BEING COLLECTIVELY REFERRED TO A THE "DECLARATION"), TO WHICH REFERENCE IS HEREBY MADE.

BEING THE SAME PROPERTY CONVEYED TO DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE BY SUBSTITUTE TRUSTEES DEED EXECUTED BY PRIORITY TRUSTEE SERVICES OF TN, LLC, AS SUBSTITUTE TRUSTEE FILED FOR RECORD January 3, 2006 AS INSTRUMENT NUMBER 20060103-0000058, DAVIDSON COUNTY, TENNESSEE RECORDS.