Davidson County DEEDWARR
Recvd: 05/02/06 09:52 2 pgs
Fees:13.00 Taxes:534.65
20060502-0050201

Prepared by:
First Priority Title Company, Inc.
A. Nicole Troutt., Attorney
101 Dalton Place Way
Knoxville, TN 37912
File No.06-427

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged **HOUSEHOLD FINANCIAL CENTER, INC., ("Grantor"),** has bargained and sold, and hereby transfers and conveys to **HENRY L. CROWLEY, SR. AND WIFE, LAVERNE CROWLEY, ("Grantees")**, their successors, heirs and assigns, certain land in DAVIDSON County, Tennessee, ("Property"), being more particularly described as follows:

SITUATED, LYING AND BEING in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County being Lot 12 as shown by map entitled Resubdivision of the remainder of Lots 4 thru 8 and part of Lot 3 of the Subdivision of the East part of Lot 10 of the Harding Bosley Tract, of record as Instrument Number 20030516-0067328, as corrected as Instrument Number 20031014-0151915, in the Register's Office for Davidson County, Tennessee, to which map specific reference is hereby made for a more particular description of said lot.

BEING the same property conveyed to Household Financial Center, Inc., by trustee's deed dated September 15, 2005, recorded as Instrument Number 20050923-0114486, in the Register's Office for Davidson County, Tennessee.

Said property bears the street address of 1819 28th Avenue North, Nashville, TN 37208.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

THIS CONVEYANCE IS MADE SUBJECT TO ANY AND ALL RESTRICTIONS, SETBACK LINES AND EASEMENTS OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantees, their successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Subject to restrictions, setback lines and easements shown of record in the Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantees that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantees, their successors, heirs, and assigns against the lawful claims of all persons claiming, by, through, or under Grantor, but not otherwise.

Grantor makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantees have inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their judgment.

Executed this the 16th day of April, 2006.

HOUSEHOLD FINANCIAL CENTER, INC.

BY: ~~Maria R. Ortega~~
ITS: **Asst. Vice President**
Barbara Reynolds
Asst. Vice President

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

Personally appeared ~~Barbara Reynolds~~ before me, the undersigned authority, a Notary Public in and for said County and State, ~~Maria R. Ortega~~, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged herself to be the **Asst. Vice President** of **HOUSEHOLD FINANCIAL CENTER, INC.**, the within named bargainor, a corporation, and that she as such **Asst. Vice President**, being authorized to do so, executed the within instrument for the purposes therein contained, by signing the name of the corporation by herself as **Asst. Vice President** .

Witness my hand and official seal at office, in Los Angeles County, California, this 16th day of April, 2006.

Notary Public

My Commission Expires: _____

PASCUAL L. CASTILLO
Commission # 1581402
Notary Public - California
Los Angeles County
My Comm. Expires May 22, 2009

NAME AND ADDRESS OF PROPERTY OWNER:
OWNER: **HENRY L. CROWLEY AND WIFE, LAVERNE CROWLEY**
ADDRESS: **1819 28TH AVENUE NORTH, NASHVILLE, TN 37208**
PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
same as above

TAX ID# 81-6-A-12.00

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is **$144,500.00**.

Affiant Henry K Mulder.

Subscribed and sworn to before me this 18th day of April, 2006.

A. Nicole Troutt
Notary Public

My Commission Expires: 11/2/09

A. Nicole Troutt
State of Tennessee Notary Public
Knox County, Tennessee
Commission Expires 11/2/09