Davidson County DEEDWARR
Recvd: 05/24/06 10:25 3 pgs
Fees:18.00 Taxes:329.30
20060524-0060892

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2025-184
GMAC# 525209409

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 15TH day of May, 2006, by Mortgage Electronic Registration Systems, Inc. as a separate corporation that is acting solely as a nominee for GMAC Mortgage and GMC Mortgage's successors and assigns..

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Sarah J. Glynn and John Robert Glynn, Grantees, the following land in Davidson County, Tennessee:

Certain property situated in Davidson County, Tennessee, and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 90, in Shape and Horn's Addition to Northeast Nashville, being a subdivision of Part of Lindsley property, a plan of which subdivision is of record in Book 161, Page 53, Register's Office for Davidson County, Tennessee.

Being the same property conveyed Mortgage Electronic Registration Systems, Inc. as a separate corporation that is acting solely as a nominee for GMAC Mortgage and GMAC Mortgage's successors and assigns by Trustee's Deed recorded 3/30/06, as Instrument No. 20060330-0035845.

Commonly known as: 1017 Joseph Avenue, Nashville, TN 37207

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantees and unto their heirs and assigns forever.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

SJG
JRG
DySJG

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

Mortgage Electronic Registration Systems, Inc. as a separate corporation that is acting solely as a nominee for GMAC Mortgage and GMC Mortgage's successors and assigns.

BY: _____

IT'S: LTD. SIGNING OFFICER

Acknowledgment

State of CT
)ss. 23-1694840
County of FAIRFIELD

On this day before me, a Notary Public, personally appeared Todd Lucker, **to me personally well-known, who acknowledged that he/she is the** LTD. SIGNING OFFICER, **of Mortgage Electronic Registration Systems, Inc. as a separate corporation that is acting solely as a nominee for GMAC Mortgage and GMC Mortgage's successors and assigns., a corporation, 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 corporation by himself/herself as such officer.**

Witness my hand and seal this 15TH **day of May, 2006.**

_____
Notary Public

My commission expires:
My Commission Expires 9/30/2009

_____
(Seal)

LYNN M. PIMENTA NOTARY PUBLIC STATE OF CONNECTICUT

State of CT

County of FAIRFIELD

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $89,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 15TH **day of May, 2006.**

Notary Public

My commission expires:

~~**My Commission Expires 9/30/2009**~~
(Seal)



Property owner and party responsible for payment of taxes:
Sarah J. Glynn
1017 Joseph Avenue
Nashville, TN 37207

Parcel #082-03-0-053.00

Return to:

Associates Closing & Title – HURON
11501 Huron Lane
Little Rock, AR 72211