Davidson County DEEDWARR
Recvd: 05/31/06 08:16 2 pgs
Fees:13.00 Taxes:414.40

20060531-0063471

Box 5

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $112,000.00

Subscribed and sworn to before me, this 24th day of May, 2006.

My Commission Expires:

Alberto Romo-Mendoza
Affiant

Notary Public

J. WAYNE THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 14, 2009

SPECIAL WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TAYLOR TITLE & ESCROW, INC.
51 CENTURY BLVD., SUITE 130
NASHVILLE, TENNESSEE 37214

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
ALBERTO MENDOZA 406 BARRETT ROAD NASHVILLE, TN 37211 MAP & PARCEL NO. 119-04-0/078.00	Same. Southeast Financial F.C.U. 444 James Robertson Pkwy. Nashville, TN 37219

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WELLS FARGO BANK, N.A.,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

ALBERTO MENDOZA,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Certain real estate in Davidson County, Tennessee, described as follows: Being Lot No. 136 on the Map of Glencliff Estates, Section 6, as of record in Book 2133, page 73, Register's Office for said County. Said Lot No. 136 fronts 95 feet on the easterly margin of Barrett Road and extends back between lines 216.7 feet on the southerly line and 172.3 feet on the northerly line to a broken line in the rear measuring 107.9 feet thereon.

Being the same property conveyed to Wells Fargo Bank, N.A. by Trustee's Deed Deed from Aaron L. Squyres as Successor Trustee and Tersa Lason as Co-Trustee, dated March 31, 2006, and filed of record on April 6, 2006, in Instrument No. 20060406-0039452, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: *406 BARRETT ROAD, NASHVILLE, TN 37211*

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, ESTATE, TITLE AND INTEREST THERETO BELONGING TO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, FOREVER; AND WE DO COVENANT WITH THE SAID GRANTEES THAT WE ARE LAWFULLY SEIZED AND POSSESSED OF SAID LAND IN FEE SIMPLE, HAVE A GOOD RIGHT TO CONVEY IT, AND THE SAME IS UNENCUMBERED, UNLESS OTHERWISE HEREIN SET OUT; AND WE DO FURTHER COVENANT AND BIND OURSELVES, OUR HEIRS AND REPRESENTATIVES, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER,

BUT THIS WARRANTY DEED IS LIMITED TO THE TIME IN WHICH SAID REAL ESTATE WAS LAWFULLY SEIZED AND POSSESSED BY GRANTORS HEREIN AND DOES NOT EXTEND TO ANY PREVIOUS TIME THERETO. WHEREVER 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 HANDS THIS 10th DAY OF MAY, 2006.

WELLS FARGO BANK, N.A.
By: Chase Home Finance LLC, Successors by merger to Chase Manhattan Mortgage Corp. as attorney-in-fact

by: Greg Kisiel, Vice President

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Greg Kisiel, Vice President, who, upon oath, acknowledged him/herself to be the Greg Kisiel, Vice President of CHASE HOME FINANCE LLC, SUCCESSORS BY MERGER TO CHASE MANHATTAN MORTGAGE CORPORATION, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that CHASE HOME FINANCE LLC, SUCCESSORS BY MERGER TO CHASE MANHATTAN MORTGAGE CORPORATION executed the within instrument for the purposes therein contained and who further acknowledged that CHASE HOME FINANCE LLC, SUCCESSORS BY MERGER TO CHASE MANHATTAN MORTGAGE CORPORATION is the attorney-in-fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at office on this the 10th day of May, 2006.

My Commission Expires:
April 5, 2007

Notary Public

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SPECIAL WARRANTY DEED
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CSC1 REGINA STURDIVANT COMM: #1408302 NOTARY PUBLIC-CALIFORNIA SAN DIEGO COUNTY My Commission Expires APRIL 5, 2007 CSC1