Box 17

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $165,750.00

AFFIANT

Sworn to and subscribed before me this 5TH day of June, 2006.

NOTARY PUBLIC My commission expires: 11/14/09

Map and Parcel No. Map 162 Parcel 36

Address of New Owner:
Joseph Dick
219 Tusculum Road
Antioch, TN 37013

Send Tax Notices To:
AEDC Federal Credit Union
1611 N. Jackson Street
Tullahoma, TN 37388

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SPECIAL WARRANTY DEED

THIS INDENTURE, made on the 5th day of May, 2006, by and between the SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC 20420, hereinafter referred to as Grantor, and JOSEPH DICK, hereinafter referred to as Grantee; and whereas Grantor has, for good and valuable consideration, the receipt and sufficiency of which are hereby expressly acknowledged, bargained and sold, and by these presents does transfer and convey unto Grantee, their heirs and assigns forever, all of its right, title and interest in the following described real estate, situated in Davidson County, Tennessee, to wit:

See legal description, Attachment "A" hereto, made a part hereof.

This is improved property, known as 219 Tusculum Road, Nashville, Tennessee 37211.

THIS CONVEYANCE IS SUBJECT TO all matters shown of record in the Register's Office of Davidson County, Tennessee; and to the 2006 Davidson County property taxes not yet due and payable, and those of subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, their heirs and assigns forever; and we do covenant with the said GRANTEE with respect to that Warranty of Title set out in Attachment "B" hereto and made a part hereof. Additional reservations from and exceptions to this conveyance and the Warranty of Title are also set out in Attachment "B" hereto and made a part hereof. The subject real property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America, has hereunto set its signature, on this, the 5th day of May, 2006.

Pursuant to the provisions of 38 U.S.C. Section 3720(a)(6) the Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over the within described property.

OCWEN LOAN SERVICING, LLC CORPORATE SEAL

SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America

By: _____

Name: **MICHAEL MORELAND**

Title: Director, VA REO

By: OCWEN Loan Servicing, LLC, Pursuant to a delegation of authority d in 38 C.F.R. Section 36.4342(f)

Davidson County DEEDWARR
Recvd: 06/06/06 13:23 2 pgs
Fees:13.00 Taxes:613.28

20060606-0066847

STATE OF FLORIDA)
COUNTY OF ORANGE)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Moreland, 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 DIRECTOR, VA REO (or other such officer authorized to execute this instrument) of OCWEN LOAN SERVICING,LLC, a corporation, and that such Michael Moreland, or other officer, as such Michael Moreland, executed the foregoing Special Warranty Deed for the purposes and considerations therein contained, by personally signing the name of the corporation as DIRECTOR, VA REO, and further acknowledged OCWEN LOAN SERVICING, LLC, executed same on behalf of the SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America, the within-named bargainor, pursuant to a delegation of authority contained in 38C.F.R Section 36.4342(f), and that the execution of same was the free act and seed of said Secretary.

IN WITNESS WHEREOF, I have hereunto set hand and affixed my official seal of office, in the State of Florida on this, the 5TH day of May, 2006.

My commission expires: _____

NOTARY PUBLIC-STATE OF FLORIDA
Jim Lanzerio
Commission # DD535566
Expires: APR. 02, 2010
Bonded Thru Atlantic Bonding Co., Inc.

NOTARY PUBLIC

Attachment "A": Legal Description.

Land in Antioch, Davidson County, Tennessee, being bounded on the North by Tusculum Road, on the East by Malone, on the South by Malone and McGee, and on the West by Metro Government and Christian Properties, and being described according to a Mortgage Loan Inspection with a composite description based on surrounding properties by Campbell, McRae, and associates Surveying, Inc. Stanley Glenn McRae, Tennessee R.L.S. # 1673 dated October 18,1999, and more particularly described as follows: Beginning at a point in the southerly margin of Tusculum Road, said point being the northwest corner of the Malone Family Trust Land, also shown on the Resubdivision of Section One Malone Subdivision (Book 8250, Page 508, RODCT); thence with said Malone using the calls shown on said resubdivision plat S 35 degrees 02 minutes 59 seconds W 249.88 feet to a point; thence S 27 degrees 18 minutes 20 seconds W 127.55 feet to a point, thence S 0' degrees 04 minutes 30 seconds W 28.62 feet to a point in the northerly line of the William T. Malone Land (Book 4252, Page 151, RODCT), and being the northwest corner of Reserved Parcel C as shown on the adjacent subdivision plat of Fair Oaks (Book 4175, Page 42 and 43, RODCT), thence with said Malone and Danny C McGee (Book 5489, Page 603, RODCT) using the calls shown on said Fair Oaks Subdivision S 88 degrees 11 minutes 00 seconds W 161.50 feet to a point in the easterly line of the Metro Government Land (Book 5575, Page 318, RODCT). Also shown as reserved Parcel A on said Fair Oaks Subdivision plat, thence with said Metro Government Land using the calls as shown on said Fair Oaks Subdivision plat, N 02 degrees 04 minutes 00 seconds W 191.27 feet to a point; thence N 15 degrees 06 minutes 40 seconds W 329.51 feet to a point in the easterly line of Lot 31 of said Fair Oaks Subdivision, and being the Christian Properties Land (Book 11149, page 105, RODCT); thence with said Lot 31 as shown on said Fair Oaks Subdivision plat, N 22 degrees 09 minutes E 25.00 feet to a point in said southerly margin of Tusculum Road; thence with said southerly margin easterly 480 feet (field Measured) to the point of beginning.

BEING THE SAME PROPERTY conveyed to the Secretary of Veterans Affairs, by Trustee's Deed from Aaron L. Squyres, as Successor Trustee, dated December 7, 2005, recorded December 12, 2005, of record in Instrument Number 200512120149279, in the Register's Office for Davidson County, Tennessee.

Attachment "B": Warranty of Title, Reservations and Exceptions.

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.

The following reservations from and exceptions to this conveyance and the Warranty of Title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(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 portions(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 of 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 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.

Note: This instrument was prepared from information provided by the parties herein without benefit to title examination. No warranty or opinion of title is given by preparer.

This Instrument Prepared By:
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

When Recorded Return To:
~~RELS~~ Coomer & Jenkins
~~1100 Kermit Drive, Suite 204~~
~~Nashville, TN 37217~~ Suite 230
392 Harding Place
Nashville, TN 37211