This instrument prepared by:

First American Title Insurance Company
Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615) 371-8999

File No.: 2021/0002033413

Davidson County DEEDWARR
Recvd: 06/29/06 10:12 2 pgs
Fees:13.00 Taxes:73.63
20060629-0077853

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **Lehman Brothers Bank, NA** said Grantor does hereby bargain, sell, and convey unto **Mark Salgueiro, married** his/her assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT B-9 ON THE PLAN OF HARDING PLACE CONDOMINIUM, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 5200, PAGE 571, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ARMANDA GIVENS BY WARRANTY DEED FROM R AND P ENTERPRISES, LLC, RECORDED ON THE 24TH DAY OF AUGUST, 1999 IN DEED BOOK 11631, PAGE 695, AND FURTHER CONVEYED TO LEHMAN BROTHERS BANK, FSB BY SUBSTITUE TRUSTEE'S DEED OF RECORD IN INSTRUMENT NUMBER 20060222-0020636 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenance, estate, title and interest thereto belonging, unto said Grantee, **Mark Salgueiro**, and his/her assigns forever.

Grantee, **Mark Salgueiro**, whose address is **441 Harding Place #B9, Nashville, TN 37211** is responsible for the payment of real property taxes on subject property.

Said **Lehman Brothers Bank, NA**, without recourse warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

AND THE GRANTOR, DOES HEREBY COVENANT with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming by, through, or under it, but against none other.

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 own judgment.

This is improved property known as **441 Harding Place #B9, Nashville, TN 37211**.

IN WITNESS WHEREOF, the said **Lehman Brothers Bank, FSB** has executed this deed and affixed its corporate seal by Carmen Delgado, Assistant Secretary for **Lehman Brothers Bank, FSB**, this 20 day of June, 2006.

GRANTOR
Lehman Brothers Bank, FSB

By: CARMEN DELGADO
Title: ASSISTANT SECRETARY

State of ~~Colorado~~ California
County of ~~Douglas~~ Orange

The actual consideration or value whichever is greater, for this transfer is $19,900.00.
Subscribed and sworn to before me this the 20 day of June, 2006.

Affiant
MEREDITH DINKEL
ASSISTANT SECRETARY

Notary Public JACOB ARIAS

Commission Expires:

JACOB ARIAS
Commission # 1571572
Notary Public - California
Orange County
My Comm. Expires Apr 22, 2009

STATE OF ~~COLORADO~~ California
COUNTY OF ~~DOUGLAS~~ Orange

Before me, the undersigned authority, notary public in and for said State and County mentioned, personally appeared Carmen Delgado who, upon oath, acknowledged him/herself to be Asst Secretary of **Lehman Brothers Bank, FSB.**

Witness my hand and seal at office, this 20 day of June, 2006.

Notary Public JACOB ARIAS

JACOB ARIAS
Commission # 1571572
Notary Public - California
Orange County
My Comm. Expires Apr 22, 2009

My Commission Expires:

Address New Owner:	Send Tax Bills To.	Map and Parcel:
Mark Salgueiro	Mark Salguiero	**147030A02500CO**
441 Harding Place #B9	P.O. Box 1347	
Nashville, TN 37211	Mashpee, MA 02649	