SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/13/06 13:36 2 pgs
Fees:13.00 Taxes:260.85

20060713-0084526

BARD GOODMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,500.00

Symiria Grigsby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 2006.

Notary Public

MY COMMISSION EXPIRES: 11/7/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
USA TITLE & ESCROW, INC., 1802 Williamson Court, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Symiria Grigsby, et al	Same as New Owner	50.11-0-101.00
(NAME)	(NAME)	
3705 Chesapeake Dr		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JPMorgan Chase as Trustee on Behalf of Equity One ABS, Mortgage Pass Through Certificate Series 2004-3, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Symiria Grigsby and Tyrone Grigsby and Zipporah Davis, joint tenants w/right of survivorship, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 6 on the Plan of Timberwood Estates, Section One, of record in Plat Book 6250, page 441, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to JPMorgan Chase as Trustee on behalf of Equity One ABS,, Mortgage Pass Through Certificate services 2004-3, by Deed from Arnold M. Weiss, as Substitute Trustee, dated November 8, 2005, and recorded November 21, 2005, as Instrument No. 200511210140353, said Register's Office.

unimproved

This is improved ✓ property, known as 3705 Chesapeake Drive, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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. 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 my hand this 29 day of June, 2006.

JPMorgan Chase as Trustee on Behalf of Equity One ABS, Mortgage Pass Through Certificate Series 2004-3

By:
Name:
Title: Joseph M. Perry, Vice President

STATE OF NEW JERSEY

COUNTY OF CAMDEN COUNTY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Joseph M. Perry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be Vice Pres of JPMorgan Chase as Trustee on behalf of Equity One ABS Mortgage Pass Through Certificate Series 2004-3, the within named bargainor, a corporation, and that he/she as such Vice Pres / Officer executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as Vice Pres.

WITNESS my hand and seal, at office, this 29 day of June, 2006.

NOTARY PUBLIC

My Commission Expires: KIMBERLY NELSON
NOTARY PUBLIC OF NEW JERSEY
Commission Expires 6/7/2010