# SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/27/06 10:43 2 pgs
Fees:13.00 Taxes:192.40

20060727-0090791

DAVIDSON COUNTY
State of Tennessee
Notary Public
ELAINE EVERSMEYER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$50,000.00~~ $52,000.00 KME

Katrina Lewis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF MAY, 2006.

Elaine Eversmeyer
Notary Public

MY COMMISSION EXPIRES: 1.22.09
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

RT-0807

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Tice Feldman | Countrywide Home Loans, Inc. | 142-03-O-A-447.00 CO |
| (NAME) | (NAME) | |
| 447 Deer Lake Drive | P.O. Box 660694 | |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37221 | Dallas, TX 75266-0694 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Household Financial Center, Inc SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Tice Feldman ~~and Trey Webber~~, and wife, Tammy Feldman and Trey Webber, married,
AND THEIR HEIRS OR 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:

Unit No. 447 in Deer Lake Retirement Community, a horizontal property regime, Tennessee as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, Pages 28 and 29, and amended in Book 5050, Pages 62 & 63, Register's Office for Davidson County, Tennessee and described in a Master Deed recorded in Book 5097, Pages 529 through Pages 539 and in By-Laws of Deer Lake Retirement Association, Inc. of record in Book 7556, Page 354, Register's Office of Davidson County, Tennessee to which reference is hereby made.

BEING the same property conveyed to Household Financial Center, Inc. by Substitute Trustee's Deed from Priority Trustee Services of TN, L.L.C., as Substitute Trustee, dated 02/09/2006, recorded 02/28/2006, of record in Instrument No. 20060228-0022703, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 447 Deer Lake Drive, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Tice Feldman and Trey Webber and his/her/their assigns, forever.

Said Household Financial Center, Inc, 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.

IN WITNESS WHEREOF, the said Household Financial Center, Inc, has executed this deed this 24th day of April, 2006.

Household Financial Center, Inc

By: _____

Maria I. Ortega
Asst. Vice President

STATE OF CALIFORNIA

COUNTY OF Los Angeles

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Maria I. Ortega with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath(s) acknowledged himself/herself to be the A. V. P. respectively of the Household Financial Center, Inc, the within named bargainor, a corporation, and that he/she as such, A. V. P. being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of April, 2006.

Commission expires:

Notary Public

PASCUAL L. CASTILLO
Commission # 1581402
Notary Public - California
Los Angeles County
My Comm. Expires May 22, 2009

**RETURN TO:**

Resource Title Agency of Tennessee