Davidson County DEEDWARR
Recvd: 07/31/06 11:05 2 pgs
Fees:13.00 Taxes:314.50

20060731-0092159

THIS INSTRUMENT PREPARED BY:
E. Keith Bell
Bluegrass Title Company
625 Johnny Cash Parkway, Ste 3
Hendersonville, TN 37075

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR. NO.
AMANDA WILLIAMS 2718 MCCAMPBELL AVE NASHVILLE, TN 37214	SAME	96-5-179

FOR AND IN 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, US BANK N.A., hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto AMANDA WILLIAMS, hereinafter called the Grantee, her heirs and assigns, that certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Land located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 83 on the Plan of Donelson Heights, Section 2, of record in Book 1835 Page 39, Register's Office for Davidson County, Tennessee to which Plat reference is hereby made for a more complete description.

Said Lot No. 83 fronts 90 feet on the southerly side of McCampbell Avenue and runs back 155.78 feet on the westerly line and 159.01 feet on the easterly line to a dead line measuring 90 feet thereon.

Being the same property conveyed to US Bank, N.A. from I Dyke Tatum, Trustee for US Bank Trust Company, National Association by deed dated 01/17/06 of record in Instrument # 20060117-0005992, said Register's Office.

This is improved property known as: 2718 McCAMPBELL AVENUE; NASHVILLE, TN 37214

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 defense 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.

Whenever 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 18th day of July, 2006.

US BANK, N.A.

BY: Rita J. Heinn
ITS: Assistant Vice President

STATE OF MINNESOTA
COUNTY OF HENNEPIN

Before me, the undersigned authority in and for the state and county above, personally appeared, on this 18th day of July, 2006, within my jurisdiction, the within named Rita J. Heinn, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Assistant Vice President of US BANK N.A., the within named bargainor, a corporation, and as its act and deed in its said representative capacity he/she executed the above and foregoing instrument, after first having been duly authorized by said corporation to do so.

NOTARY PUBLIC

Jan. 31,2011
My commission expires

CRYSTAL A. VAUGHN
Notary Public
Minnesota
My Commission Expires January 31, 2011

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The actual consideration or value, whichever is greater, for this transfer is $85,000.00.

Gloria A. Muller, OREO Representative

Subscribed and sworn to before me this 18th day of July, 2006.

NOTARY PUBLIC

My Commission Expires: Jan. 31,2011

CRYSTAL A. VAUGHN
Notary Public
Minnesota
My Commission Expires January 31, 2011