# SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/22/06 10:18 2 pgs
Fees:13.00 Taxes:754.80
**20060822-0103290**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $204,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF August, 2006

Tiffany R. Addison
Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

TIFFANY R. ADDISON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Exp. March 19, 2009

**THIS INSTRUMENT WAS PREPARED BY**
Resource Title of Tennessee 3991 Dallas Pike Suite B Nashville, TN 37216

RT1478

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Eddie L. Thomas | First NLC Financial Service, LLC | 176-01-O-A 029.00 CO |
| (NAME) | (NAME) | |
| 5185 Singing Hills Drive | 700 W. Hillsboro Blvd. Bldg.1 Ste.204 | |
| (ADDRESS) | (ADDRESS) | |
| | Deerfield Beach, Fl 33441 | |
| Antioch TN 37013 | | |
| (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 Eddie L. Thomas,

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:

***Land in Davidson County, Tennessee, being Lot 29 on the Plan of The Estates of Hickory Woods, as shown on plat of record in Instrument Number 20010412-0036163, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.***

***BEING the same property conveyed to Household Financial Center, Inc. by Substitute Trustee's Deed from William Timothy Hill, as Substitute Trustee, dated 04/06/2006, recorded 04/26/2006, in Instrument No. 20060426-0047692, 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 ☒ property, known as 5185 Singing Hills Drive Antioch 37013
improved
(House Number, (Street)) (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 Eddie L. Thomas, 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 July 25, 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 July 25, 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
3931 Gallatin Pike, Suite B
Nashville, TN 37216

**RT1478**