SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/01/06 09:32 2 pgs
Fees:13.00 Taxes:506.72

20061201-0148328

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,950.00

Amanda Scott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF November, 2006

Elaine Emmons
Notary Public

MY COMMISSION EXPIRES: 1-22-09
(AFFIX SEAL)

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

RT2289

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald K Elliott	FHHLC	073-13-0 229.00
(NAME)	(NAME)	
2004 Forrest Green Drive	1555 W. Walnut Hill Ln.	
(ADDRESS)	(ADDRESS)	
	# 200 MC 6712	
Nashville TN 37216	Irving TX 75038	
(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 Ronald K Elliott,* 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:

* An unmarried person

Real estate located in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 148 on the plan of Henderson Gardens Subdivision, Section III, as of record in Book 3600, Page 27, Register's Office for said county, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Household Financial Center, Inc. by Substitute Trustee's Deed from William Timothy Hill as Substitute Trustee dated May 12, 2006 and recorded May 26, 2006 in Instrument Number 20060526-0062077, Register's Office for Davidson County, Tennessee, and as re-recorded November 9, 2006 in Instrument Number 200611090139294, said Register's Office.

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 2004 Forrest Green Drive Nashville 37216
(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 Ronald K Elliott, 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 October 18, 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 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 October 18, 2006

Commission expires:

E. P. ROMAN
COMM. #1447374
Notary Public - California
Los Angeles County
My Comm Expires Oct. 26, 2007

Notary Public

RETURN TO:

Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

RT2289