# SPECIAL WARRANTY DEED

ELAINE EVERSMEYER — State of Tennessee Notary Public — DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 1-24-09
(AFFIX SEAL)

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

RT2457

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Anthony J Gore and Wanda G Gore | SunTrust Mortgage, Inc. | 150-12-0-A 059.00 CO |
| (NAME) 3720 Seasons Drive | (NAME) 901 Semmes Ave | |
| (ADDRESS) | (ADDRESS) | |
| Antioch TN 37013 | Richmond VA 23224 | Loan # 0038988671 |
| (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 Anthony J Gore and Wanda G Gore, a married couple, as joint tenants with the right of survivorship 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:

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

***Being Lot No. 733, on the plat of Phase IV Somerset, of record in Plat Book 7900, page 978, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.***

***Being the same property conveyed to Household Financial Center, Inc. by William Timothy Hill, Substitute Trustee dated October 4, 2006 and recorded October 23, 2006 in Instrument Number 20061023-0130761, 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 3720 Seasons Drive Antioch 37013
(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 Anthony J Gore and Wanda G Gore, 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.

Davidson County DEEDWARR
Recvd: 01/02/07 08:36 2 pgs
Fees:13.00 Taxes:638.25

20070102-0000083

IN WITNESS WHEREOF, the said Household Financial Center, Inc.., has executed this deed this December 26, 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 Asst. Vice President, 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 December 26, 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

**RT2457**