THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS - DISC 7816
Attorney at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

Davidson County DEEDWARR
Recvd: 02/20/07 15:06 2 pg
Fees:13.00 Taxes:203.50
20070220-0020982

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 29th day of January, 2007, by and between WACHOVIA BANK, NA, hereinafter called Grantor, and Ashraf G. Saddiq, unmarried his heirs and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, and being Unit No. 32 on the plan of Copperfield Terrace Condominiums as of record at Book 6250, Page 50, and as described and setforth in the Master Deed at Book 6326, page 790, both of record in the Register's Office for said County and both to which reference is hereby made and the same incorporated herein by reference for a complete description of said Unit and of the conveyance hereby made.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument No. 200609210116880, Register's Office of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this

FILE BOX 45

29th day of January ,2007.

WACHOVIA BANK, NA

BY: _____
Donna Whitney
Assistant Vice President

STATE OF FLORIDA

COUNTY OF DUVAL

Before me, the undersigned Notary Public in and for said County and State, personally appeared DONNA WHITNEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged such person to be an Assistant Vice President of WACHOVIA BANK OF DELAWARE, NA, the within named bargainor, a Corporation, and that such, executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Wachovia Home Equity Bank.

Witness my hand and Official Seal at office this 29th day of January ,2007.

DALE G. BOWDEN
Notary Public, State of Florida
My Comm. Expires May 29, 2010
Comm. No. DD 557154

_____
Notary Public

My Commission Expires:

****

Property Address: 1272 Massman Drive, Nashville, TN 37217
Parcel # 107-14-A-32CO

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES

Mail Tax Bill to: ~~Ashraf Saddiq~~ Bank of America
900 W. Trade Street; Gateway Village
Charlotte, NC 28255-0001

NEW OWNER:
Ashraf G. Saddiq
1298 Massman Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF ~~SHELBY~~ Davidson
The actual consideration or true value,
whichever is greater, for this transfer is $ 55,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF February, 2007.

_____
Notary Public
My Commission Expires: 3/31/07

JAMIE CRUTCHFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

2655-065940-LC