SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 2007

Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES ON MAY 28, 2007 (AFFIX SEAL)

STACY N. STIDHAM NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Resource Title of Tennessee 3001 Clovercroft Pike, Suite B Nashville, TN 37216

RT2580

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin Keith Gann and Deborah Lynn Gann	New Owner	064-13-0-A 007.00 CO
(NAME)	(NAME)	
657 Hardin Shire Drive		
(ADDRESS)	(ADDRESS)	
Old Hickory TN 37138		
(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, Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Melvin Keith Gann and Deborah Lynn Gann,

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:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of The Villages at Southfork of record in Plat Book 6900, Page 482, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02 by Substitute Trustee's Deed from Mantenn LLC, as substitute trustee, dated November 30, 2006, recorded December 4, 2006, in Instrument No. 20061204-0149184, 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 657 Hardin Shire Drive Old Hickory 37138
(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 Melvin Keith Gann and Deborah Lynn Gann, and his/her/their assigns, forever.

Said Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02., 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: 03/06/07 14:57 2 pgs
Fees:13.00 Taxes:460.65

20070306-0027819

IN WITNESS WHEREOF, the said Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02., has executed this deed this 12th day of January, 2007

SELECT PORTFOLIO SERVICING, INC Corporate 1989 SEAL UTAH

Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02 by Select Portfolio Servicing Inc, f/k/a Fairbanks Capital Corp., as Attorney in Fact

By PATRICK PITTMAN. DOC CONTROL OFFICER

STATE OF UTAH

COUNTY OF SALT LAKE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared PATRICK PITTMAN. DOC CONTROL OFFICER, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Doc Control Officer of Select Portfolio Servicing Inc., f/k/a Fairbanks Capital Corp., the Attorney in Fact of said Bank of New York, as trustee for the holders of the EQCC Asset Backed Certificates, Series 2001-02., the within named bargainor, and that he/she as such Doc Control Officer, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument Number 20060828010611O of record in Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 12th day of January, 2007

Notary Public

My Commission expires: _____

NOTARY PUBLIC
DEBRA REILLY
3815 So. West Temple
Salt Lake City, Utah 84115
My Commission Expires
January 24, 2010
STATE OF UTAH

RETURN TO:

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

RT2580