Instrument prepared by:
Wilson and Associates, P.L.L.C.
11501 Huron Lane
Little Rock, Arkansas 72211
V2024-1263
Client No. 0147202485B

Davidson County DEEDWARR
Recvd: 05/08/07 10:54 3 pgs
Fees:18.00 Taxes:371.85
20070508-0055170

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 3 day of May, 2007, by Wells Fargo Bank, NA.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Robert Smith and Douglas R. Lawrence, Grantees, the following land in Davidson County, Tennessee:

Being Lot No. 58 on the revised plan of Haywood Forest, as of record in Book 5200, Page 2, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wells Fargo Bank, NA by Trustee's Deed filed October 25, 2006 as instrument number 20061025-0132095 in the Register's Office, Davidson County, Tennessee.

Commonly known as: 3933 Bradley Court, Antioch, TN 37013

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantees and unto their heirs and assigns forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

Wells Fargo Bank, NA

BY: _____ Melanie Bycroft Vice President Loan Documentation

ITS: _____ LYNN CARDER Vice President Loan Documentation

WELLS FARGO BANK, NATIONAL ASSOCIATION ☆ WELLS FARGO

Acknowledgment

State of Iowa
)ss.
County of Polk

On this day before me, a Notary Public, personally appeared Melanie Bycroft, **to me personally well-known, who acknowledged that he/she is the** VP, **of Wells Fargo Bank, NA, a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as such officer.**

Witness my hand and seal this 3 **day of** May **2007.**

(SEAL)

SUSAN I. BROWN
Commission Number 735889
My Commission Expires
August 4, 2008

Susan I Brown
Notary Public

My commission expires: _____

State of Iowa
)ss
County of Polk

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $100,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

LYNN CARDER
Vice President Loan Documentation

Affiant

Subscribed and sworn to before me this 3 **day of** May, **2007.**

(SEAL)

SUSAN I. BROWN
Commission Number 735889
My Commission Expires
August 4, 2008

Susan I. Brown
Notary Public

My commission expires:_____

Property owner and party responsible for payment of taxes:
Robert F. Smith
3933 Bradley Court
Antioch, TN 37013

Parcel #148140X14500

Return to:

Associates Closing & Title – HURON
11501 Huron Lane
Little Rock, AR 72211