BOX 50-B

~~PREPARED~~ BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Instrument prepared by:
Wilson and Associates, P.L.L.C.
11501 Huron Lane
Little Rock, Arkansas 72211
V2024-1480
Client No. 0125075606B

Davidson County DEEDWARR
Recvd: 06/08/07 14:17 3 pgs
Fees:18.00 Taxes:277.87
20070608-0069026

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 5th day of June, 2007, by Wells Fargo Bank, NA.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Robert W. Burns and Steven D. Scheibe, Grantees, the following land in Davidson County, Tennessee:

A certain tract of parcel of land located in Davidson County, Tennesse, described to wit: Being Lot No. 3 on the Plan of Battlewood Addition, Section 1, as recorded in Book 5190, Page 207, Register's Office for Davidson County, Tennessee, described as follows: Beginning on the easterly margin of Glencliff Road at the corner of Lots No. 2 and 3; thence with the line between said two lots easterly 150 feet; thence southerly 73.3 feet to the northerly margin of proposed road; thence with said road westerly 127.66 feet to the beginning of a curve; thence around said curve having a radius of 25 feet northwesterly 40.76 feet to the eastlerly margin of Glencliff Road; thence with the same northerly 59.80 feet to the beginning.

Being the same property conveyed to Wells Fargo Bank, NA by Trustee's Deed filed March 23, 2003 as instrument number 20070323-0035296 in the Register's Office, Davidson County, Tennessee.

Commonly known as: 2920 Glencliff Road, Nashville, TN 37211

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: _____

ITS: VP

WELLS FARGO BANK, NATIONAL ASSOCIATION
WELLS FARGO

Acknowledgment

State of IA

)ss.

County of Polk

On this day before me, a Notary Public, personally appeared Jennifer Presley **, 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 5 **day of** June **2007.**

(SEAL)

KRISTINE LEE SCHARNBERG
Commission Number 746466
My Commission Expires
April 17, 2010

_____
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, $75,100.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 5 **day of** June, **2007.**

(SEAL)

KRISTINE LEE SCHARNBERG
Commission Number 746466
My Commission Expires
April 17, 2010

Notary Public

My commission expires:_____

Property owner and party responsible for payment of taxes:
Robert W. Burns
2920 Glencliff Road
Nashville, TN 37211

Parcel #119 12014400

Return to:

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