Davidson County DEEDWARR
Recvd: 07/17/07 10:50 2 pgs
Fees:13.00 Taxes:296.00

20070717-0084894

SPECIAL WARRANTY DEED

Record and Return to:
Prestige Title, LLC
1600 Westgate Circle, Ste 200
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Affiant Jeanetta Jackson

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June, 2007

Notary Public

MY COMMISSION EXPIRES: February 14, 2011

(AFFIX SEAL)

LEE GERRIN
My Commission Expires
February 14, 2011

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

RT3683

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rajab Mohammed and Jotyar Hussein	Same	150-01-0 199.00
(NAME)	(NAME)	
500 Owendale Drive		
(ADDRESS)	(ADDRESS)	
Antioch TN 37013		
(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, Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Rajab Mohammed and Jotyar Hussein,

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. 287 on the plan of Sec II, Cherry Hills, as of record in Book 3700, Page 143, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Previously conveyed to Pamela Michelle Smith by Warranty Deed from John Denton dated July 15, 2004 and recorded July 26, 2004 in Instrument Number 20040726-0088971, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1 by Trustee's Deed from Billy Glass as Co-Trustee dated May 9, 2007 and recorded May 16, 2007 in Instrument Number 20070516-0058425, 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 500 Owendale 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 Rajab Mohammed and Jotyar Hussein, and his/her/their assigns, forever.

Said Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1., 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.

IN WITNESS WHEREOF, the said Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1., has executed this deed this 19th day of June, 2007

Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1 by Countrywide Home Loans Inc., Attorney in Fact

By Jeanetta Jackson, Assistant Secretary

STATE OF TEXAS

COUNTY OF COLLIN

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Jeanetta Jackson, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Asst. Secretary of Countrywide Home Loans Inc the Attorney in Fact of said Wells Fargo Bank, N.A., as Trustee for the Certificate Holders of Asset-Backed Pass-Through Certificates, Series 2004-WCW1., the within named bargainor, and that he/she as such Asst. Secretary, 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 200704090041947 of record in Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 19th day of June, 2007

Notary Public

My Commission expires: _____

LEE GEURIN
My Commission Expires
February 14, 2011

RETURN TO:

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

RT3683