Davidson County DEEDWARR
Recvd: 10/22/07 11:15 2 pgs
Fees:13.00 Taxes:3485.40

20071022-0124707

SPECIAL WARRANTY DEED

ELAINE EVERSMEYER
State of Tennessee Notary Public
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $942,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF October 2007

Notary Public

MY COMMISSION EXPIRES: 1.22.09
(AFFIX SEAL)

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

RT3372

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Mulle	USAA FEDERAL SAVINGS BANK	116-04-0-E 004.00 CO
(NAME)	(NAME)	
518 W. Wilson Blvd Unit 4	10750 MC DERMOTT FREEWAY	
(ADDRESS)	(ADDRESS)	
Nashville TN 37205	SAN ANTONIO, TX 78288	
(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, Residential Funding Company, LLC, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Charles Mulle, MARRIED

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:

Land in Davidson County, Tennessee being Unit No. 4, together with the appurtenant interest in the common elements of New Court at Woodlawn, a Planned Unit Development with Private elements established by the Master Deed of record in Instrument No. 20050311-0027387, as amended and restated by instrument appearing of record as Instrument No. 20050428-0047508, Register's office for Davidson County, Tennessee, said Unit being depicted on the Site Plan Attached as Exhibit "B" to the aforementioned Master Deed and being located upon Lot No. 2 on the Plan of 38109 Woodlawn Drive of record in instrument No. 20030919-0138882, said Register's Office, for a more complete indemnification and description of said Unit.

Being the same property conveyed to Residential Funding Company, LLC by Trustee's Deed from Aaron Squyres as Successor Trustee and Samuel S. High as Co-Trustee dated April 4, 2007 and recorded April 13, 2007 in Instrument Number 20070413-0044679, 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 518 W. Wilson Blvd Unit 4 Nashville 37205
(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 Charles Mulle, and his/her/their assigns, forever.

Said Residential Funding Company, LLC., 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 Residential Funding Company, LLC., has executed this deed this October 11, 2007

Residential Funding Company, LLC

By

Patrick McClain,
Vice President

STATE OF TEXAS

COUNTY OF DALLAS

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Patrick McClain, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath(s) acknowledged himself/herself to be the VP respectively of the Residential Funding Company, LLC , the within named bargainor, a corporation, and that he/she as such VP, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this October 11, 2007

Commission expires: 6/15/11

ALICIA ELECTOR GATSON
Notary Public, State of Texas
My Commission Expires
June 15, 2011

Notary Public

RETURN TO:

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

RT3372