SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/18/07 10:25 2 pgs
Fees:13.00 Taxes:499.50
20071218-0145080

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 $135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF DECEMBER, 2007

Notary Public

MY COMMISSION EXPIRES: 1-24-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Resource Title of Tennessee
3931 Gallatin Pike, Suite B Nashville, TN 37216 615-782-8115

RT4976

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Blue Canyon Properties, GP	Blue Canyon Properties GP	042-13-0 085.00
(NAME)	(NAME)	
223 A Foxboro Drive	P.O. Box 160591	
(ADDRESS)	(ADDRESS)	
Madison TN 37115	Nashville TN 37216	
(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, The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Blue Canyon Properties, GP,

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:

Being Lot No. 22 on the Plan of Hedgewood Hills, Section 2, as shown by plat of record in Plat Book 3700, Page 44, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Michael Harvel, married, by Warranty Deed from Raymond W. Anderson, Jr. and wife, Joy Anderson dated July 31, 2003 and recorded August 4, 2003 in Instrument Number 20030804-0110156, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee by Substitute Trustee's Deed from Laura A. Grifka, as Substitute Trustee, dated November 1, 2007 and recorded November 13, 2007 in Instrument Number 20071113-0132806, Register's Office for Davidson County, Tennessee.

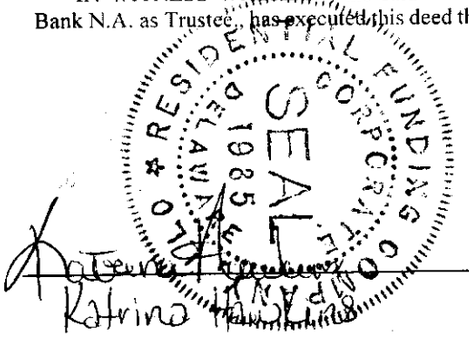
THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 223 A Foxboro Drive Madison 37115
(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 Blue Canyon Properties, GP, and his/her/their assigns, forever.

Said The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee., 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 The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee, has executed this deed this 11th day of December, 2007



The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee by Residential Funding Company, L.L.C. f/k/a Residential Funding Corporation as Attorney in Fact

Notary Public Katrina Hawkins

By Patrick McClain

STATE OF TEXAS

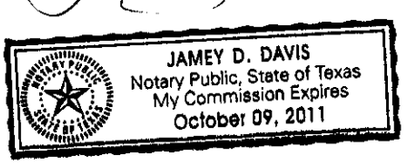
COUNTY OF DALLAS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Patrick McClain, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the VP of Residential Funding Company, L.L.C. f/k/a Residential Funding Corporation, the Attorney in Fact of said The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. as Trustee., the within named bargainor, and that he/she as such VP, 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 20020415-0046166, Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 11th day of December, 2007

Jamey D. Davis
Notary Public

My Commission expires: 10-9-2011



RETURN TO:

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

RT4976