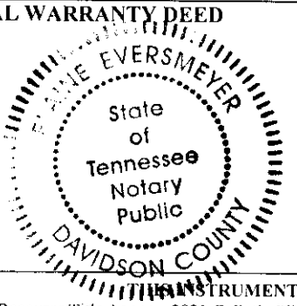
SPECIAL WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $73,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF January, 2008

Notary Public

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

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

RT5427

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher R Choate	Christopher R. Choate	092-06-0-281.00
(NAME)	(NAME)	
817 31st Avenue North	835-B Porter Road	
(ADDRESS)	(ADDRESS)	
Nashville TN 37209	Nashville TN 37206	
(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, West Coast Servicing, Inc., SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Christopher R Choate, UNMARRIED

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, described as follows, to-wit:

Lots 13-14-15, Block 1, on the Map of Fisk University Place, as of record in Book 421, Pages 4 and 5, Register's Office for said County, fronting 25 feet each on Home Street, now 31st Avenue North and running back on parallel lines 150 feet to an alley.

Being the same property conveyed to Evaniel Johnson III and Beatrice T. Johnson by General Warranty Deed from Tami M. Hodges, an unmarried person, dated February 26, 1998 and recorded on February 26, 1998 in Book 10812, Page 601, Register's Office for Davidson County, Tennessee.

Said property being further conveyed to West Coast Servicing, Inc. by Substitute Trustee's Deed from Priority Trustee Services of TN, L.L.C., as Substitute Trustee, dated January 18, 2007 and recorded on May 16, 2007 in Instrument No. 20070516-0058462, said Register's Office.

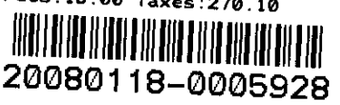
THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 817 31st Avenue North (House Number, (Street)) Nashville (City or Town) 37209 (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 Christopher R Choate, and his/her/their assigns, forever.

Said West Coast Servicing, Inc., 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.

Davidson County DEEDWARR
Recvd: 01/18/08 12:15 2 pgs
Fees:13.00 Taxes:270.10



20080118-0005928

IN WITNESS WHEREOF, the said West Coast Servicing, Inc.., has executed this deed this 16th day of January, 2008

West Coast Servicing, Inc

By

DALE THAYER

STATE OF CALIFORNIA

COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared DALE THAYER, known to me ~~or satisfactorily proven (on the basis of satisfactory evidence)~~ to be and acknowledges him/~~herself~~ to be the CHIEF FINANCIAL OFFICER of WEST COAST SERVICING the Attorney in Fact of said West Coast Servicing, Inc.., the within named bargainor, and that he/she as such CHIEF FINANCIAL OFFICER, 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 ////////////////// of record in Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 16th day of January, 2008

Notary Public

My Commission expires: DECEMBER 9, 2008

Lisa M. MC INERNEY
Commission # 1532879
Notary Public - California
Orange County
My Comm. Expires Dec 9, 2008

RETURN TO:

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

RT5427