(2)

406.63
18.00
$424.63

Instrument prepared by:
Wilson and Associates, P.L.L.C.
11501 Huron Lane
Little Rock, Arkansas 72211
V4039-165
916135

Davidson County DEEDWARR
Recvd: 03/14/08 10:24 3 pgs
Fees:18.00 Taxes:403.30
20080314-0025963

# SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 21 day of January, 2008, by CitiFinancial, Inc., a Tennessee Corporation, Attorney-in-Fact for Washington Mutual Finance, LLC, a Delaware limited liability company, Grantor, by its duly authorized attorney in fact Keystone Asset Management, Inc.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Eugene H. Nelson, Grantee, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being the northerly 150 feet of Lot No. 5 of Sender's Subdivision, not of record, which is the westerly 45 feet of the northerly 150 feet of Lot No. 8 and the easterly 25 feet of the northerly 65 feet of Lot No. 9 on the Plan of T. M. Nall's Subdivision of Lots Nos. 18, 19, and 20, B. F. Cockrill Land, as recorded in Book 421, Page 63, Register's Office for said County.

SAID parts of said Lots Nos. 8 and 9 front 70 feet on the northerly side of Robertson Street and run back between parallel lines 150 feet to a dead line.

Being the same property conveyed to CitiFinancial, Inc., a Tennessee Corporation, Attorney-in-Fact for Washington Mutual Finance, LLC, a Delaware limited liability company in Trustee's Deed filed as instrument number 20070918-0111781.

Commonly known as: 6003 Robertson Avenue, Nashville, TN 37209.

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 Grantee and unto his 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.

EHN

**IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.**

**CitiFinancial, Inc., a Tennessee Corporation, Attorney-in-Fact for Washington Mutual Finance, LLC, a Delaware limited liability company by its duly authorized attorney in fact Keystone Asset Management, Inc., record in the Register's Office of Davidson County, Tennessee as Instrument Number 20060207-0015097.**

**BY:** _____

Angelo DeSantis
**ITS:** Vice President

**Acknowledgment**

**State of** Pennsylvania
)**ss.**
**County of** Montgomery

**On this day before me, a Notary Public, personally appeared** Angelo DeSantis**, to me personally well-known, who acknowledged that he/she is the** Vice President **of Keystone Asset Management, Inc., a corporation, as attorney-in-fact for CitiFinancial, Inc., a Tennessee Corporation, Attorney-in-Fact for Washington Mutual Finance, LLC, a Delaware limited liability company, 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 as such attorney-in-fact by himself/herself as such officer.**

**Witness my hand and seal this** 21 **day of January, 2008.**

_____
**Notary Public**

**My commission expires:** _____

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Celeste B. [illegible], Notary Public
[illegible], Montgomery County
My Commission Expires May 18, 2009
Member, Pennsylvania Association of Notaries

**State of** Pennsylvania
)ss.
**County of** Montgomery

**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, $109,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.**

**Affiant** Angelo DeSantis
Vice President

**Subscribed and sworn to before me this** 21 **day of January, 2008**

(Seal)

**Notary Public**

**My commission expires:** _____

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Celeste B. Freeman-Robinson, Notary Public
Lansdale Boro, Montgomery County
My Commission Expires May 18, 2009
Member, Pennsylvania Association of Notaries

**Property owner and party responsible for payment of taxes:**
**Eugene H. Nelson**
**6003 Robertson Avenue**
**Nashville, TN, 37209**

**Map No. 091-09-0 079.00**

**Return to:**

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