Davidson County	DEEDWARR
Recvd: 05/02/08 09:28	5 pgs
Fees:28.00 Taxes:148.00	
20080502-0044893	

Prepared By and Return to:
LandCastle Title, LLC
810 Crescent Centre Drive, Suite 280
Franklin, TN 37067
File Number: NSR-080400272A

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Troy Lockamy and David Adcock in joint tenancy with right of survivorship	SEND TAX BILL TO: Troy Lockamy and David Adcock in joint tenancy with right of survivorship	MAP/PARCEL NUMBERS: 061 11 0 056.00
(Name) 202 Rayon Dr.	(Name) 202 Rayon Dr.	
(Address) Old Hickory, TN 37138	(Address) Old Hickory, TN 37138	
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, BANK OF AMERICA, N.A., Grantor, has this day bargained and sold, and does hereby transfer and convey unto Troy Lockamy and David Adcock in joint tenancy with right of survivorship, the Grantees herein, their successors, heirs and assigns, that certain

X improved unimproved real estate located at 935 Curdwood Blvd, Nashville, TN, 37216, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

Witness our hand as of the APRIL 29, 2008, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

BANK OF AMERICA, N.A. BY FIRST PRESTON MANAGEMENT, INC. AS ATTORNEY IN FACT

By: First Preston Management, Inc.
As Attorney-in-fact for Bank of America, N.A.

Name:

By
Its: Jeffrey F. Moffitt, Contract Manager

State of COLORADO
County of DENVER

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid JEFFREY F MOFFITT who acknowledged to me that she/he is CONTRACT MANAGER (Title of person signing) of FIRST PRESTON MANAGEMENT (Name of Company), the attorney-in-fact for BANK OF AMERICA, N.A., and that in its capacity as attorney-in-fact for BANK OF AMERICA, N.A. she/he executed, signed and delivered the above and foregoing instrument after having been authorized by BANK OF AMERICA, N.A. and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 29TH day of APRIL, 2008.

VALERIE UMBERGER
NOTARY PUBLIC
STATE OF COLORADO
MY COMMISSION EXPIRES 04/14/2011

Notary Public
My Commission Expires: 4-14-11

State of COLORADO
County of DENVER

The actual consideration or value, whichever is greater, for this transfer is $ 40,000.

Affiant

Subscribed and sworn to before me this APRIL 29, 2008

VALERIE UMBERGER
NOTARY PUBLIC
STATE OF COLORADO
MY COMMISSION EXPIRES 04/14/2011

Notary Public
My Commission Expires: 4-14-11

RE: 935 Curdwood Blvd, Nashville, TN 37216

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EAST 10 FEET OF THE SOUTH 150 FEET OF LOT NO. 19, AND THE WEST 40 FEET OF THE SOUTH 150 FEET OF LOT NO. 20 ON THE MAP OF MAPLEWOOD MANOR SUBDIVISION, AS OF RECORD IN BOOK 547, PAGE 102, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID PARTS OF SAID LOTS AND ADJOIN AND FRONT TOGETHER 50 FEET ON THE NORTH SIDE OF CURDWOOD LANE AND RUN BACK BETWEEN PARALLEL LINES 150 FEET TO A DEAD LINE.

BEING THE SANE PROPERTY CONVEYED TO BANK OF AMERICA, N.A. BY SUBSTITUTE TRUSTEE'S DEED DATED 10/29/07, RECORDED 11/5/07, INSTRUMENT NO. 20071105-0130297, IN THE REGISTER OF DEEDS OFFICE OF DAVIDSON COUNTY, TENNESSEE.

RE: 935 Curdwood Blvd, Nashville, TN 37216

SPECIAL WARRANTY DEED

EXHIBIT "B"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for te current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

RE: 935 Curdwood Blvd, Nashville, TN 37216

I, Hal E. Wilson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Daphne M. Davis, a notary public for this county and state, Hal E. Wilson, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

DAPHNE M. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: 11-14-09

(Seal)