#206.70

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V7000-1178
0134958701

Davidson County DEEDWARR
Recvd: 08/29/08 14:51 3 pgs
Fees:18.00 Taxes:188.70
20080829-0089098

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 22nd day of August, 2008, by HSBC Bank USA, National Association as Trustee for Wells Fargo Home Equity Trust 2004-2, by its duly authorized attorney in fact Wells Fargo Bank N.A., Grantor.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Robert Todd Chaplin, Grantee, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, described as follows: Being the westerly half of Lot No. 57 on the Plan of Trinity Heights, as of record in Book 161, page 38, Register's Office for said County, said part of Lot 57 fronts 50 feet in the Southerly side of Edith Avenue and runs back between parallel lines, 154 feet, more or less, to an alley.

Being the same property conveyed to HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2004-2 by Trustee's Deed filed for record on June 27, 2008 as instrument number 20080627-0066328 in the Register's Office of Davidson County, Tennessee.

Commonly known as: 306 Edith Avenue, Nashville, TN 37207.

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.

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

HSBC Bank USA, National Association as Trustee for Wells Fargo Home Equity Trust 2004-2, by its duly authorized attorney in fact Wells Fargo Bank N.A.

POA INSTRUMENT # 200710828 - 0130078

BY: _____

ITS: LYNN CARDER Vice President Loan Documentation

Acknowledgment

State of Iowa

County of Polk **)ss.**

On this day before me, a Notary Public, personally appeared Lynn Carder **, to me personally well-known, who acknowledged that he/she is the** VP **of** Wells Fargo Bank, NA **, a corporation, as attorney-in-fact for HSBC Bank USA, National Association as Trustee for Wells Fargo Home Equity Trust 2004-2, 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 22nd **day of** August, 2008.

_____
Notary Public

My commission expires:

_____
(Seal)

MELINDA J. KOLL
Commission Number 743511
My Commission Expires
October 20, 2009

State of TN

County of Williamson ss.

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, $51,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 28th **day of** Aug, 2007

Notary Public

CHRISTY A DELK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES: 7-16-2011

My commission expires:

7/16/11

(Seal)

Property owner and party responsible for payment of taxes:
Robert Todd Chaplin
306 Edith Avenue
Nashville, TN, 37207

Map No. 0711100 9200

Return to: 071-11-0-092.00

Associates Closing & Title
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211