THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS - DISC 7816
Attorney at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

Return To: W.G. Weaver Title & Escrow
5214 Maryland Way
Suite 208
Brentwood, TN 37027

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 18 day of July, 2008, by and between WACHOVIA BANK OF DELAWARE, its successors and assigns, hereinafter called Grantor, and Elbert Chun and Amanda Wolf, their heirs and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

See Exhibit "A" Attached: Legal Description

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument No. 20070518-0059490, Register's Office of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

Davidson County DEEDWARR
Recvd: 09/02/08 16:19 3 pgs
Fees:18.00 Taxes:148.00
20080902-0089914

LEGAL DESCRIPTION

ALL THAT CERTAIN PROPERTY SITUATED IN THE CITY OF ANTIOCH IN THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE AND BEING DESCRIBED IN A DEED DATED 08/22/1985 AND RECORDED 08/28/1985 IN BOOK: #6641, PAGE: #229, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE AND REFERENCED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS BEGINNING AT A POINT IN THE RIGHT-OF-WAY LINE OF THE N. C. AND ST. L RAILROAD WHICH WAS THE COMMON CORNER OF "MULLIN'S LAND AND N. J. BARRETT'S LAND, AS OF RECORD IN BOOK: #1368, PAGE: #9, R. O. D. O.;

THENCE RUNNING ALONG SAID RAILROAD RIGHT-OF-WAY 123 FEET TO A POINT WHICH IS THE NORTHEAST CORNER OF THE MULLIN'S PROPERTY,

THENCE IN A SOUTHERLY DIRECTION ALONG SAID MULLIN'S LINE 131 FEET TO A POINT,

THENCE IN A WESTERLY DIRECTION 121 FEET MORE OR LESS, TO A POINT WHICH POINT IS THE SOUTHEAST CORNER OF TRACT: #1, AS OF RECORD IN BOOK: #3253, PAGE: #524,

THENCE IN A NORTHERLY DIRECTION 125 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, PARCEL ID NUMBER 148160 056.00.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS, EASEMENTS, SETBACK LINES, AND ENCUMBRANCES OF RECORD IN THE REGISTER'S OFFICE FOR THE AFORESAID COUNTY.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 18 day of July, 2008.

WACHOVIA BANK OF DELAWARE

BY: _____
Donna Whitney, Assistant Vice President

STATE OF FLORIDA

COUNTY OF DUVAL

Before me, the undersigned Notary Public in and for said County and State, personally appeared DONNA WHITNEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged such person to be an Assistant Vice President of WACHOVIA BANK OF DELAWARE, NA, the within named bargainor, a Corporation, and that such, executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Wachovia Bank of Delaware.

Witness my hand and Official Seal at office this 18 day of July, 2008.

_____
Notary Public

My Commission Expires: 7/30/11

LAURENCE SANGALANG
Notary Public, State of Florida
My comm. exp. July 30, 2011
Comm. No. DD 688362

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Property Address: 4831 Goodwin Road, Antioch, TN 37013
Parcel # 148-16-56

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Elbert Chun & Amanda Wolf
700 S. Harbour Island Blvd. Unit #723
Tampa, FL 33602

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or true value, whichever is greater, for this transfer is $ 40,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF July, 2008.
Notary Public
My Commission Expires: 7-25-2012

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.