SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $58,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF August 2009

Notary Public

MY COMMISSION EXPIRES 3/20/10
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/25/09 10:25 3 pgs
Fees:18.00 Taxes:216.45
20090825-0079880

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency, Inc. (Tennessee Division)
2630 Elm Hill Pike #350
Nashville, TN 37214
615-782-8115

RT9917

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Comer E Pulley and Eva J Pulley	Comer E Pulley	038-00-0 151.00
(NAME) 6336 Carney Road	(NAME) 6147 Marrowbone Lake Rd	
(ADDRESS)	(ADDRESS)	
Whites Creek TN 37189 (CITY) (STATE) (ZIP)	Joelton, TN 37080 (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, The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Comer E Pulley and Eva J Pulley, Husband and Wife or

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:
Property in Davidson County, Tennessee, being further described as:

Beginning at a metal spike in the centerline of Carney Road, in Davidson County said point being the northeast corner of the property conveyed to T. E. Barnes and wife, Della by Sidney Carney and wife, Esa, of record in Deed Book 2646, Page 81 said Register's Office thence with Barnees' easterly line South 23 Degrees 52 minutes 40 seconds East 682.66 feet to a 12 inch Elm on the North Bank of a creek; said tree being the northeast corner of the property conveyed to Emily Freudemann and wife Minnie by Margaret M. Grsham of record in Deed Book 3467, Page 339 of the Register's Office for said County; thence with an old fence line north 70 Degrees 0 Minutes East 308.03 feet to an iron pin, said point being in the southerly boundary of the Olice Carney property; thence North 23 degrees 52 Minutes 40 Seconds West 636.52 feet to an iron pin; thence North 62 Degrees 00 Seconds West passing an iron pin at 215.0 feet, a total 240 feet to a metal spike in a centerline of Carney Road; thence with the centerline of Carney Road, South 28 Degrees 00 Minutes West 196.0 feet to a metal spike, thence South 55 Degrees 00 Minutes West 5.00 feet to the point of beginning.

Being the same property conveyed to The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6, by Trustees Deed from Shellie Wallace, Successor Trustee, recorded April 23, 2009, as Instrument No. 20090423-0036927, 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 ☒ property, known as 6336 Carney Road Whites Creek 37189
improved
(House Number, (Street) (City or Town) (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 Comer E Pulley and Eva J Pulley, and his/her/their assigns, forever.

Said The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6 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.

IN WITNESS WHEREOF, the said The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6 has executed this deed this 3rd day of August, 2009

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6 by Residential Funding Company, LLC, fka Residential Funding Corp., Attorney in Fact

by _____

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared _____, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the _____ of Residential Funding Company, LLC, the Attorney in Fact of said The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2004RS6 the within named bargainor, and that he/she as such _____, 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 20020415-0046166, Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 3rd day of August, 2009

_____
Notary Public

My Commission expires: April 29, 2011

C. A. LANCASTER
Commission # 1735857
Notary Public - California
Riverside County
My Comm. Expires Apr 29, 2011

RETURN TO:

2630 Elm Hill Pike #350
Nashville, TN 37214
Phone: 615-782-8115 Fax: 615-782-8118

RT9917

Certificate of Authenticity

I, Melinda Wray, 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 Tennessee

County of Davidson

Personally appeared before me, Jean K. Peterson, a notary public for this county and state, Melinda Wray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 12-19-11.

JEAN K. PETERSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
COMM. EXPIRES DEC. 19, 2011