THIS INSTRUMENT PREPARED BY:
WEISS SPICER CASH, PLLC
Attorneys at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 18th day of July, 2011 by and between JP Morgan Chase Bank, N.A., hereinafter called Grantor, and Robert Biancheri, his/her 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: Being Lot No. 24 on the Plan of Pattersons Subdivision of Maple Hill, of record in Plat Book 332, Page 75, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

JH

Being the same property conveyed by Special Warranty Deed of record in Instrument Number 20110720-0055689 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.

BILL GARRETT, Davidson County
Trans:T20110043908 DEEDWARRSP
Recvd: 07/20/11 15:48 2 pgs
Fees:13.00 Taxes:118.40
20110720-0055690

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 13 day of July, 2011.

JP Morgan Chase Bank, National Association

BY: Janet Hill

TITLE: Janet Hill
Vice President

STATE OF _____

COUNTY OF Duval

Before me, the undersigned Notary Public in and for said County and State, personally appeared Janet Hill 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 the Vice President, of JP Morgan Chase Bank, National Association, the within named bargainor, a Corporation, and that such Janet Hill executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as JPMorgan Chase Bank, National Association.

Witness my hand and Official Seal at office this 13 day of July, 2011.

Notary Public

My Commission Expires:

CAROLYN K. CLOUD
MY COMMISSION # DD 953077
EXPIRES: April 24, 2014
Bonded Thru Notary Public Underwriters

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Property Address: 510 Mciver Street, Nashville, TN 37211
Parcel # 119 13 0 345.00

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES Robert Biancheri
Mail Tax Bill to: 1651 Preston Place
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Rutherford
The actual consideration or true value, whichever is greater, for this transfer is $ 32,000.00
DMcKinney
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 2011.
Heather Lee
Notary Public
My Commission Expires: 8-20-13

Heather Lee
State of Tennessee Notary Public
Rutherford Co

Return To: 11001374
Allegiance Title of TN, LLC
278 Doug Warpoole Road
Suite 317
Smyrna, TN 37167

7023-089693-LC