This instrument prepared by and (MAIL) instrument may be returned to:
O'Kelley & Sorohan, Attorneys at Law, LLC
2170 Satellite Blvd., Ste. 375
Duluth, GA 30097
Tel. 770-497-1880
File# 1248BATN
Property ref: 215 FORREST PARK RD, MADISON, TN 37115

BILL GARRETT, Davidson County
Trans:T20120029702 DEEDWARRSP
Recvd: 04/24/12 08:29 3 pgs
Fees:18.00 Taxes:111.93
20120424-0034778

SPECIAL WARRANTY DEED

Send tax bills to: Equity Trust Co. FBO Jack H Friedman, IRA
Name and address of new owner:Equity Trust Co. FBO Jack H Friedman, IRA- 215 East Maple St
aka 215 Forest Park Madison, TN. 37115
Map parcel number: 043 13 0 397.00

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

BANK OF AMERICA, N.A.,,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

EQUITY TRUST CO. CUSTODIAN FBO JACK H FRIEDMAN, IRA,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenance, 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 hereinafter.

We further covenant and bind ourselves, our heirs 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 the grantor.

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.

The Grantee(s), of the real property described herein may not re-sell, record an additional conveyance document, or otherwise transfer title to the real property described herein within 60 days following execution of this Special Warranty Deed.

Witness our hand this 5 day of March, 20 12, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

BANK OF AMERICA, N.A.,

By: Pamela S Davis
Its: Pamela S Davis / Assistant Vice President

By:
Its: Laura Iniguez / Assistant Vice President

State of California
County of VEntura

(For signer #1)
Personally appeared before me, Eleanor Rosa (name of notary public), Notary Public, Pamela S Davis (name of the natural person executing the instrument), with whom I am personally acquainted, and who acknowledged that he or she is the above indicated officer of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

(For signer #2)
Additionally, personally appeared before me, Eleanor Rosa (name of notary public), Notary Public, Laura Iniguez (name of the natural person executing the instrument), with whom I am personally acquainted, and who acknowledged that he or she is the above indicated officer of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 5 day of March, 20 2012

Notary Public Eleanor Rosa
My commission expires: 3-30-2015
(Affix Seal)

ELEANOR ROSA
COMM. # 1927296
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
COMM. EXPIRES MARCH 30, 2015

Exhibit "A"

Legal Description

Land in Davidson County, Tennessee, being Lot number 1 on the Subdivision of Block A, Forrest Park Acreage Tracts, of record in Plat Book 6200, Page 795, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Source of title

__x___ Trustee's Deed or
_____ Substitute Trustee's Deed or
_____ Warranty Deed or
_____ Quitclaim Deed

Recording information:
Deed Book , Page ; or
Instrument Number 20110915-0071579
County of Davidson , TN

The actual consideration or value, whichever is greater, for this transfer is $30,250.00.

Affiant

SUBSCRIBED AND SWORN to before me, this the 10th day of April, 2012.

Notary Public

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
January 7, 2013