Prepared By and Return to:
RCO Legal, P.S.
Brian K. Widener
1587 Northeast Expressway
Atlanta, GA 30329

Davidson County DEEDWARRSP
Recvd: 06/13/14 14:16 7 pgs
Fees:38.00 Taxes:271.95
20140613-0051941

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP/PARCEL NUMBERS:
MAGDY A. SHENODA And AFAF REZKALLA	MAGDY A. SHENODA And AFAF REZKALLA	15002031400
3209 Bluewater Trace	5196 Singing Hills Drive	Not Applicable
Nashville, TN 37217	Antioch, Tennessee 37013	Not Applicable

THIS SPECIAL WARRANTY DEED is executed, made and entered into as of the day and year set forth below by **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION,** ("Grantor"), in favor of **MAGDY A. SHENODA AND AFAF REZKALLA, HUSBAND AND WIFE,** ("Grantee").

FOR AND IN CONSIDERATION of the sum of **SEVENTY-THREE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS ($73,500.00)**, cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Grantor, has this day bargained and sold, and does hereby transfer and convey unto, the Grantees herein, their successors, heirs and assigns, that certain property located in Davidson County, Tennessee, and being more particularly described on Exhibit A attached hereto.

This conveyance is made subject to all matters set forth on Exhibit "B."

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever.

Grantor warrants the title against all persons claiming under Grantor, but not otherwise.

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.

(Continuation of Special Warranty Deed)

*The effective date of this conveyance is June 15, 2014.

WITNESS MY HAND this 30 day of April, 2014.

GRANTOR:
JPMorgan Chase Bank, National Association

By: APR 30 2014
Name: Janet Hill
Its: Vice President

State of _____
County of _____

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid _____ who acknowledged to me that she/he is _____ of **JPMorgan Chase Bank, National Association**, and that in its capacity she/he executed, signed and delivered the above and foregoing instrument after having been authorized said Grantor to do so.

Given under my hand and seal this the _____ day of _____, 2014.

_____
Notary Public
My Commission Expires: _____

See Attached
Notary Acknowledgement

Notary Acknowledgement

STATE OF FLORIDA

COUNTY OF DUVAL

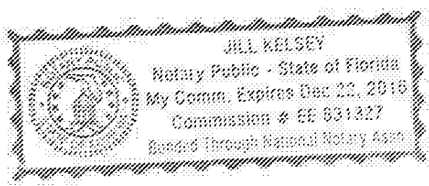
The foregoing instrument was acknowledged before me this April 30, 2014, by *Janet Hill*, the Vice President of JPMorgan Chase Bank, NA, a National Association organized under the laws of the United States of America. He/she is personally known to me.

X

Notary Public

(seal)

Printed Name: Jill Kelsey

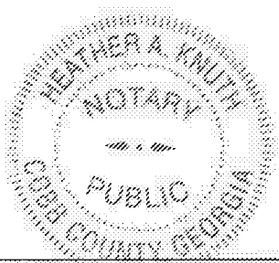


State of Georgia
County of DeKalb

The actual consideration or value, whichever is greater, for this transfer is $73,500.00.

Affiant

Subscribed and sworn to before me this June 13, 2014.



Notary Public

My Commission Expires: Notary Public, Cobb County, Georgia
My Commission Expires February 9, 2017

RE: 3209 BLUEWATER TRACE, NASHVILLE, TN 37217

SPECIAL WARRANTY DEED

EXHIBIT "A"

Land situated in the City of Nashville, Davidson County Tennessee described as being Lot Number 7 on the plan of Castlegate Subdivision, section Five as of record in Plat Book 5200, Page 637 and revised in Book 6900, Page 112 Register's Office for said County to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to JPMorgan Chase Bank, National Association by Trustee's Deed recorded June 24, 2013, at Instrument Number 20130624-0064154, Registers's Office for Davidson County, Tennessee.

Commonly known as: 3209 Bluewater Trace, Nashville, Tennessee 37217.

Tax Parcel No.: 15002031400

EXHIBIT "B"

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;

2. Matters that would be shown by an accurate survey and inspection of the property;

3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;

4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);

5. All roads and legal highways;

6. Rights of parties in possession (if any); and

7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.

True Copy Certification

I, Jill Stoumen, 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 GA

County of DeKalb

Personally appeared before me, Heather Knuth, a notary public for this county and state, Jill Stoumen, 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:
Notary' Seal (if on paper)

Notary Public, Cobb County, Georgia
My Commission Expires February 6, 2017

HEATHER A. KNUTH
NOTARY
PUBLIC
COBB COUNTY, GEORGIA