FILE NO.: 574.0510744TN\gmd
LOAN NO.: 500023437\CONV

(21)

THIS INSTRUMENT PREPARED BY & RETURN TO:
Joel A. Freedman, Attorney
Morris, Schneider & Prior, L.L.C.
1587 N.E. Expressway
Atlanta, GA 30329

Davidson County DEEDWARR
Recvd: 10/31/05 10:33 3 pgs
Fees:18.00 Taxes:381.85
20051031-0130955

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on October 6, 2005, by and between: **Aegis Mortgage Corporation**, party of the first part, and, **FMF CAPITAL, LLC,** party of the second part located at 2809 S. Lynnhaven Rd., Bldg 1, Ste 200 Virginia Beach, VA 23452

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first pat has bargained and sold and does hereby bargain, sell convey and confirm unto the said party of the second part the following real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being all of lot no. 19 on the plan of Mosswood Subdivision, section two, as shown by plat appearing of record in plat book 2900, page 123, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Grantors herein from **PRIORITY TRUSTEE SERVICES OF TN, L.L.C.**, Substitute Trustee, as shown in Substitute Trustee's Deed at Instrument No./Deed Book 20050819-0098826 , in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereaditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, THE undersigned **Aegis Mortgage Corporation**, has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

Aegis Mortgage Corporation

BY: _____

TITLE: Paige Wallace Vice President

STATE OF Texas

COUNTY OF Harris

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Paige Wallace, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Aegis Mortgage Corporation,** the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 06 day of October 2005

YVETTE MARIE KELLEY
Notary Public, State of Texas
My Commission Expires
July 12, 2009

_____
Notary Public

My Commission Expires: 7-12-09

****

MSP No.: 574.0510744TN (Steele)
Lender Loan No.: 500023437
Property Address: 617 Waco Drive, Nashville, TN 37209
Tax Parcel ID No.: 91-05;78.00

Mail Tax Notices To and Property Owner:
Aegis Mortgage Corp.
9990 Richmond, Suite 400
Houston, TX 77042

I, or we, swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 103,202.38 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 06 day of October 2005.

YVETTE MARIE KELLEY
Notary Public, State of Texas
My Commission Expires
July 12, 2009

Notary Public

My Commission Expires: 7-12-09