Davidson County DEEDWARR
Recvd: 03/23/06 14:06 2 pgs
Fees:13.00 Taxes:296.00
20060323-0033466

**THIS INSTRUMENT PREPARED BY:**
**ARNOLD M. WEISS - DISC 7816**
**Attorney at Law**
**208 Adams Avenue**
**Memphis, TN 38103**
**(901) 526-8296**

# SPECIAL WARRANTY DEED

THIS INDENTURE, made this 17th day of March, 2006, by and between Homecomings Financial Network, Inc., its successors and assigns, hereinafter called Grantor, and Tina S. Rose, 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 situated in Davidson County, State of Tennessee, described as follows, to -wit: Land in Davidson County, Tennessee, being Lot No, 28A on the Plan of Zone Lot Division of Lots 23,27, 28 and 48, Hunter's Point Subdivision, of record in Book 5200, Page 736, as amended in Book 6900, Page 366, Register's Office for said County. Said Lot No. 28A fronts 43.21 feet to the westerly margin of Hunter's Point Lane and extends back 176.56 feet on the southerly line and 175.42 feet on the northerly line which is a broken line to a dead line in the rear, measuring 43.51 feet thereon.

Being the same property conveyed by Special Warranty Deed of record in Instrument No. 20050824-0101259, 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.

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this

OK
KGL

17th day of March, 2006.

Homecomings Financial Network, Inc.

BY: Stacey Bayley Stacey Bayley Vice President

TITLE: LITTON LOAN SERVICING, LP ATTORNEY-IN-FACT

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, a Notary Public of the state and county mentioned, personally appeared Stacey Bayley, 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 authorized signatory of Litton Loan Servicing, LP, as attorney in fact and who acknowledged that he/she as authorized signatory, being authorized so to do, executed and delivered the foregoing instrument on behalf of Homecomings Financial Network, Inc. as its attorney in fact and as the free act and deed of the within named Homecomings Financial Network, Inc.

Witness my hand and seal, this 17 day of March, 2006.

MARTHA GARRISON
MY COMMISSION EXPIRES
FEBRUARY 28, 2009

Martha Garrison
Notary Public

My commission expires:

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Property Address: 5162 Hunters Point Lane, Hermitage, TN 37076
Parcel # 098.05-0-127.00

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Tina S. Rose
5162 Hunters Point Lane
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value, whichever is greater, for this transfer is $80,000.00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March, 2006.

Notary Public
My Commission Expires: 9/8/09

2075-062190-LC