SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Karen Winkler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF OCTOBER, 2007

Elaine Eversmeyer
Notary Public

MY COMMISSION EXPIRES: 1-24-09
(AFFIX SEAL)

ELAINE EVERSMEYER State of Tennessee Notary Public DAVIDSON COUNTY

DAVIDSON COUNTY Notary Public State of Tennessee ELAINE EVERSMEYER

THIS INSTRUMENT WAS PREPARED BY
Resource Title of Tennessee 3931 Gallatin Pike, Suite B Nashville, TN 37216

RT2770

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew J. Huff, III	ANDREW J. HUFF III	060-11-0-A 018.00 CO
(NAME)	(NAME)	
202 Greenbranch Ct.	3008 STANWYCK Dr	
(ADDRESS)	(ADDRESS)	
Nashville TN 37207	NASHVILLE TN 37207	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, DLJ Mortgage Capital, Inc., SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Andrew J. Huff, III, A MARRIED MAN

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Real estate located in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Pine Ridge Section Two, of record in Plat Book 6900, Page 484, said Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Alfred Frazier, a single man by Warranty Deed from John M. Murray, a married man, dated January 26, 2005 and recorded February 15, 2005 in Instrument Number 20050215-0017163, Register's Office for Davidson County, Tennessee. AND;

Being the same property conveyed to DLJ Mortgage Capital, Inc. By Substitute Trustee's Deed from Denise D. Griffin, Substitute Trustee, dated January 3, 2007, recorded January 31, 2007 of record in Instrument number 20070131-0012686, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 202 Greenbranch Ct. Nashville 37207
(House Number, (Street)) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Andrew J. Huff, III, and his/her/their assigns, forever.

Said DLJ Mortgage Capital, Inc.., warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

Davidson County DEEDWARR
Recvd: 10/15/07 10:58 2 pgs
Fees:13.00 Taxes:185.00

20071015-0121960

IN WITNESS WHEREOF, the said DLJ Mortgage Capital, Inc.., has executed this deed this 25th day of September, 2007

SELECT PORTFOLIO SERVICING, INC. Corporate 1989 SEAL UTAH

DLJ Mortgage Capital, Inc. by Select Portfolio Servicing Inc. f/k/a Fairbanks Capital Corp., as Attorney in Fact

By CHERYL E. KRUEGER, DOC. CONTROL OFFICER

STATE OF UTAH

COUNTY OF SALT LAKE

Cheryl Krueger Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared ~~David Fishers~~, Doc Control Officer, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Doc Control Officer of Select Portfolio Servicing Inc. f/k/a Fairbanks Capital Corp., the Attorney in Fact of said DLJ Mortgage Capital, Inc.., the within named bargainor, and that he/she as such Doc Control Officer, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument number 20050706-0077451 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 24th day of September, 2007

Notary Public

My Commission expires: _____

NOTARY PUBLIC
DEBRA REILLY
3815 So. West Temple
Salt Lake City. Utah 84115
My Commission Expires
January 24, 2010
STATE OF UTAH

RETURN TO:

Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

RT2770