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Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212

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

Davidson County DEEDWARR
Recvd: 12/04/07 13:38 2 pgs
Fees:13.00 Taxes:266.40
20071204-0140368

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 10th day of ~~September~~ November, 2007, by and between AVELO MORTGAGE, LLC, hereinafter called Grantor, and Robert and Devonie Grignon, their 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:

Land in Davidson County, Tennessee, being Lot. No. 167 on the Plan of Barclay Square, Section 3, of record in Book 5675, Page 154, said Register's Office, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument No. 200706050066930, Register's Office of DAVIDSON County, Tennessee.

Being the same property conveyed to Avelo Mortgage, LLC by Quitclaim Deed as of record in Instrument No. 20071204-0140367, Register's Office for Davidson County, TN.

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

16th day of ~~October~~ November, 2007.

AVELO MORTGAGE, LLC, by its attorney-in-fact, M. D. Webb & Associates, Inc.

BY: _____

TITLE: V.P

STATE OF CALIFORNIA

COUNTY OF ORANGE

On ~~October~~ November 16, 2007, before me, Cassie Lewis, Notary Public, personally appeared Judy Harmer with whom I am personally acquainted, and who, upon oath acknowledged such person to be the authorized signatory, of Avelo Mortgage, LLC, the within named bargainor, a limited liability company, and that such authorized signatory, executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company Avelo Mortgage, LLC.

Witness my hand and Official Seal at my office this 16th day of ~~October~~ November, 2007.

CASSIE LEWIS
COMM. # 1476784
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
COMM. EXP. MARCH 16, 2008

_____
Notary Public

My Commission Expires: 3-16-08

****

Property Address: 4877 Barclay Square, Antioch, TN 37013
Parcel # 149 05 0 075.00

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES

Mail Tax Bill to: Robert and Devonie Grignon
203 Cherokee Court
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value, whichever is greater, for this transfer is $ 72,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF November, 2007.

_____
Notary Public
My Commission Expires: 7-24-10

JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC