S&K #: 08-000081

Davidson County DEEDWARR
Recvd: 02/13/08 10:36 3 pgs
Fees:18.00 Taxes:233.10
20080213-0014459

SPECIAL WARRANTY DEED

THIS DEED, between HSBC MORTGAGE SERVICES, INC., organized and existing under the laws of the United States of America hereinafter called Grantor, and Gerald Logan, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

Land in Davidson County, Tennessee, being the north part of Lot No. 9 on the Plan of Forest Park Acreage tracts at Madison, TN. As of record in Book 843, Page 45, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Forest Park Road at the common corner of Lots No. 8 & 9; thence south 86 deg. East 381 1/2 feet to a point; thence south 53-3/4 deg. west 100 feet to a point; thence north 86 deg. west 311 feet, more or less, to a point in the easterly margin of Forest Park Road, which point is 502 feet north of the northwest corner of Neeley's Bend Rd.; thence northerly with the easterly margin of Forest Park Rd, 65 feet to the point of beginning.

This legal description is identical with that in Deed of Trust recorded in Instrument# 20060615-0071525 Register's Office of Davidson County, Tennessee.

For prior title, see Deed of record in Instrument# 20071206-0141380, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

HSBC MORTGAGE SERVICES, INC.

BY: _____

Title: Assistant Vice President

Dana M. Hoppus
Asst. Vice President

STATE OF CA
COUNTY OF Los Angeles

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Dana M. Hoppus Asst. Vice President with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Assistant Vice President of HSBC MORTGAGE SERVICES, INC., the within bargainor, and that he/she as such executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as Assistant Vice President.

WITNESS my hand and Official Seal at Office this 15th day of January, 2008.

Notary Public

LUCERO HAROS
Commission # 1697301
Notary Public - California
Los Angeles County
My Comm. Expires Oct 3, 2010

My Commission Expires: _____

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $63,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

WITNESS my hand and Official Seal at Office this 7 day of Feb, 2008.

Notary Public

CHRIS CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

My Commission Expires: _____

Property Address: 517 Forrest Park Road, Madison, TN 37115

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Gerald Logan
517 Forrest Park Rd
Madison TN 37115

S & K File # 08-000081

Map & Parcel - 05201014400

THIS INSTRUMENT PREPARED BY:
Law Office of Shapiro & Kirsch, LLP
6055 Primacy Parkway, Suite 410
Memphis, TN 38119

I, Dawn D Chase, 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 Tennessee

County of Williamson

Personally appeared before me, Jai Kehew, a notary public for this county and state, (name of person making certification) Dawn D. Chase who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

JAI KEHEW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES: 9-16-09

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).