This document prepared by (~~and after recording return to~~):	
Name:	GREENPOINT MORTGAGE FUNDING
Firm	c/o U. S. Land Title, LLC
Address:	1900 The Exchange Building 500 Atlanta, GA 30339
Phone:	(770) 977-0933
Loan No.	3380012421
USLT No.	85004532
Other File No.	

Davidson County DEEDWARR
Recvd: 09/26/08 14:30 3 pgs
Fees:18.00 Taxes:407.00

20080926-0098057

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SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **GREENPOINT MORTGAGE FUNDING, a corporation organized and existing under the laws of the United States** , (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does/do hereby transfer and convey unto **CHRISTOPHER L HESTER,*** (herein referred to as "Grantee"), his/her/their heirs and assigns, forever, the following described tract or parcel of land located in **Davidson** County, Tennessee, to wit: Grantee addrss: 440 Moss Trail Goodlettsville,TN 37072 *Unmarried

SEE ATTACHED EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

The property hereinabove described was acquired by the Grantor by instrument recorded in instrument no. 20080527-0053472 in the aforesaid County and State.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee, his/her/their heirs and assigns, in fee simple forever.

GRANTOR COVENTANTS with the said Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same and that they are from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record and any real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, his/her/their heirs and assigns, against the lawful claims and demands of all persons whomsoever.

ALL warranties of Grantor herein contained are expressly limited to those person or parties claiming by, through or under Grantor.

WITNESS this the 28 day of August, 20 08

RETURN TO:
First Title, LLC
3237 Satellite Blvd.
Bldg. 300, Ste 450
Duluth, GA 30096

GREENPOINT MORTGAGE FUNDING

By: _____

Its: John Wildrick, Asst. Vice President

STATE OF Georgia)
COUNTY OF Muscogee)

Before me, the undersigned authority, Vanessa Vega notary public of the State and County mentioned, personally appeared John Wildrick who, upon oath, acknowledged him/herself to be AVP of GREENPOINT MORTGAGE FUNDING, the within named bargainor, and that he/she as such _____, being authorized to do so, executed the foregoing instrument in behalf of GREENPOINT MORTGAGE FUNDING as the AVP of GREENPOINT MORTGAGE FUNDING and declared that he/she in his/her capacity as AVP of GREENPOINT MORTGAGE FUNDING

WITNESS my hand and seal at office this 28 day of August, 2008.

VANESSA VEGA NOTARY PUBLIC MUSCOGEE COUNTY GA COMMISSION EXP. AUG. 14, 2011

Vanessa Vega
Notary Public, My commission expires: Vanessa Vega

I, or we, hereby swear or affirm to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $110,000.00 which amount is equal to or greater than the amount which the property is transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to me before me on the date written above.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 6/28/2012

MELISSA R JOHNSON NOTARY PUBLIC GWINNETT COUNTY, GEORGIA MY COMMISSION EXPIRES JUNE 28, 2012

Please send tax Bill to:
Christopher Hester
440 Moss Trail,
Goodlettsville, TN 37072

Tax ID #: 26-09-46.00

EXHIBIT "A"

SCHEDULE "A" A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 34, ON THE MAP OF GOODLETTSVILLE HEIGHTS, SECTION NO. 2 AS SHOWN ON PLAT OF RECORD IN BOOK 1424, PAGES 120 AND 121, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION. SAID LOT NO. 34 FRONTS 115 FEET ON THE WESTERLY SIDE OF MOSS TRAIL ROAD AND RUNS BACK BETWEEN PARALLEL LINES 350 FEET TO A DEAD LINE. BEING THE SAME PROPERTY CONVEYED TO JEFFERY A. COBB BY DEED OF RECORD IN BOOK 20011115, AT PAGE 0125302, REGISTER'S OFFICE FOR THE DAVIDSON COUNTY, TENNESSEE, RECORDED NOVEMBER 15, 2001. TAX ID NO. 02609004600

Parcel ID #: 02609004600