Record and Return to:

Tennessee Title Services
8005 Church St E s 216
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 12/03/08 14:59 2 pgs
Fees:13.00 Taxes:314.50

20081203-0117427

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 17 day of October, 2008 by and between HSBC Mortgage Services, Inc., hereinafter called Grantor, and Brian K. Brasher and Karen L. Brasher, 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. 13 on the plan of Hickory Highland Place, Phase 2, of record in Plat Book 9700, Page 681, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate legal description. Erroneously referenced as Section 2 in previous deed.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument Number 20071220-0146094, 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 17 day of October, 2008.

HSBC MORTGAGE SERVICES, INC.

BY: Dana M Sacks

Dana M. Sacks
Asst. Vice President

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On 10-17-2008, before me, A BRUNSWIG, Notary Public, personally appeared Dana M Sacks, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

A Brunswig
Notary Public

A. BRUNSWIG
Commission # 1564084
Notary Public - California
Los Angeles County
My Comm. Expires Mar 25, 2009

My Commission Expires:

****

Property Address: 4237 Kevinwood Court, Antioch, TN 37013
Parcel # 163-01-0-012.00

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Brian K. Brasher and Karen L. Brasher
541 Owendale Dr.
Antioch, Tn 37013

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or true value, whichever is greater, for this transfer is $ 85000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October, 2008.

Tracey Perry
Notary Public
My Commission Expires: 5-2-11

TRACEY PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

2191-073391-LC