This Instrument Prepared By
and After Recording Return to:
Lincoln Title, LLC
7823 Montvue Center Way
Knoxville, TN 37919
(865) 694-1400
8050731

RESPONSIBLE TAXPAYER
Lisa R DeAngelo and John A Fucile
924 McFerrin Ave.
Nashville, TN 37206
PROPERTY OWNER
Lisa R DeAngelo and John A Fucile
924 McFerrin Avenue
Nashville, TN 37206

08208010600

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $72,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 23 day of March, 2009.

Notary Public
My Commission Expires: 12-4-2010

DANNY BLOCK-WARD NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF BLOUNT

SPECIAL WARRANTY DEED

THIS INDENTURE, made as of the 23 day of March, 2009, between **Liquidation Properties, Inc.** ("Grantor"), and **Lisa R DeAngelo and John A Fucile,** wife and husband ("Grantee").

WITNESSETH:

That Grantor, for and in consideration of the sum of Ten and no/100 Dollars ($10.00) and for other good and valuable consideration in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee all of the Grantor's right, title and interest in and to the following described real property, with the hereditaments and appurtenances thereto appertaining, to-wit:

[SEE EXHIBIT A ATTACHED HERETO]

TO HAVE AND TO HOLD the said premises to the said Grantee, its successors and assigns forever.

And Grantor, for itself, its successors and assigns, does hereby covenant with Grantee, its representatives, successors and assigns, that Grantor will forever warrant and defend the title to the Property against the lawful claims of all persons claiming by, through or under the Grantor,

BILL GARRETT, Davidson County
Trans:T20090021540 DEEDWARR
Recvd: 04/01/09 13:59 3 pgs
Fees:18.00 Taxes:266.40
20090401-0029358

but no further or otherwise.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed this the date first above written.

GRANTOR:
Meridian Asset Services: as attorney in fact for:
Liquidation Properties, Inc.

By: _____

Its: _____

STATE OF ~~TENNESSEE~~ FLORIDA)
COUNTY OF PINELLAS)

Before me, Amy N. Roberts, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Keith Williams, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Closing Coordinator of ***Meridian Asset Services: as attorney in fact for:*** **Liquidation Properties, Inc.** the within-named bargainor, and that he, as such Closing coordinator being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself as such Closing coordinator.

WITNESS my hand and seal at office on this the 20th day of MARCH, 2009.

Amy N Roberts
Notary Public

My Commission Expires: 9/24/12

Notary Public State of Florida
Amy N Roberts
My Commission DD825891
Expires 09/24/2012

County:	DAVIDSON
Property Address:	924 McFerrin Avenue Nashville, TN 37206

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TN:

BEING LOT NUMBER 2 ON THE PLAN OF THE SUBDIVISION OF THE PORTION OF THE RICHMOND SUBDIVISION AS OF RECORD IN BOOK 974, PAGE 19, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO LIQUIDATION PROPERTIES INC. BY SUBSTITUTE TRUSTEE'S DEED FROM NATIONWIDE TRUSTEE SERVICES, INC., AS SUBSTITUTE TRUSTEE, DATED 11/20/2008 AND RECORDED 12/8/2008 IN INSTRUMENT NO. 20081208-0118439, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

ALSO SEE POWER OF ATTORNEY RECORDED ON 12/31/2007 IN INSTRUMENT # 200712310148801 IN THE REGISTERS OFFICE FOR DAVIDSON COUNTY.