RECORD & RETURN TO:
Stewart Title of Tennessee, Inc.
100 Bluegrass Commons Blvd.
Suite 2180
Hendersonville, TN 37075

This Instrument Prepared By
and After Recording Return to:
Lincoln Title, LLC
7823 Montvue Center Way
Knoxville, TN 37919
(865) 694-1400
8050718

RESPONSIBLE TAXPAYER
Jean C Yount
443 Gates Road
Goodlettsville, TN 37072

PROPERTY OWNER
Jean C Yount
443 Gates Road
Goodlettsville, TN 37072

CLT# 03312001400

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $86,000.00, 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 24th day of March, 2009.

Notary Public
My Commission Expires: _____

CARINE TOUMA
Notary Public
STATE OF TEXAS
My Comm. Exp. Feb. 21, 2012

## SPECIAL WARRANTY DEED

THIS INDENTURE, made as of the 24th day of March, 2009, between **Selene RMOF REO Acquisition LLC** ("Grantor"), and **Jean C Yount,** a Single Woman ("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

BILL GARRETT, Davidson County
Trans:T20090022657 DEEDWARR
Recvd: 04/06/09 10:53 3 pgs
Fees:18.00 Taxes:318.20
20090406-0031095

the Property against the lawful claims of all persons claiming by, through or under the Grantor, 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:**
**Selene RMOF REO Acquisition LLC**

By: _____

Its: Vice President

STATE OF ~~TENNESSEE~~ Texas )
COUNTY OF Harris )

Before me, the undersigned authority, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Carter Nicholas, 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 VP of **Selene RMOF REO Acquisition LLC** the within-named bargainor, and that he, as such VP, 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 VP.

WITNESS my hand and seal at office on this the 24th day of March, 2009.

_____
Notary Public

My Commission Expires: 2/21/2012

CARINE TOUMA
Notary Public
STATE OF TEXAS
My Comm. Exp. Feb. 21, 2012

County: DAVIDSON

Property Address: 443 Gates Road
Goodlettsville, TN 37072

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**DESCRIBED PROPERTY LOCATED IN GOODLETTSVILLE, DAVIDSON COUNTY, STATE OF TENNESSEE, TO WIT:**

**LOT 79, SECTION 1, GATEWOOD, FILED IN PLAT BOOK 3300, PAGE 47-52, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.**

**SUBJECT TO ANY UNPAID TAXES, SUBDIVISION RESTRICTIONS, BUILDING LINES AND EASEMENTS OF RECORD.**

**BEING THE SAME PROPERTY CONVEYED TO SELENE RMOF REO ACQUISITION LLC, BY DEED FROM SUTTON FUNDING LLC FILED FOR RECORD ON** 04-06-09 **IN INSTRUMENT #** 20090406-0031094 **- IN THE REGISTERS OFFICE FOR DAVIDSON COUNTY.**