WARRANTY DEED

G-MI-09-618

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $212,000.00

Charles G. Caudill
Affiant

Subscribed and sworn to before me, this 30th DAY OF March, 2009.

Laura Mitchell
Notary Public

MY COMMISSION EXPIRES: 5/22/10
(AFFIX SEAL)

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 22, 2010

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Caudill	Mortgage Investors Group	
618 Skyview Drive	(NAME) 8320 East Walker Springs Lane, Suite 200	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Knoxville, TN 37923	83-1-350.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BLAINE ENTERPRISE, LLC, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHARLES CAUDILL, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 40, ROLLING ACRES, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 1130, PAGE 34, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED FROM JEANINE STINSON TO BLAINE ENTERPRISE, LLC AS RECORDED ON THE 3RD DAY OF JULY 2008 IN INSTRUMENT NO. 20080703-0068735; QUITCLAIM DEED FROM DERELL STINSON TO JEANINE STINSON AS RECORDED ON THE 3RD DAY OF JULY, 2008 IN INSTRUMENT NO. 20080703-0068733 AND WARRANTY DEED FROM MICHAEL DIMARCO AND WIFE, HAYLEY DIMARCO TO DERELL STINSON AND WIFE, JEANINE STINSON AS RECORDED ON THE 1ST DAY OF SEPTEMBER, 2004 IN INSTRUMENT NO. 20040901-0106083, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE HEREIN; B) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 618 Skyview Drive, Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20090024009 DEEDWARR
Recvd: 04/13/09 10:19 2 pgs
Fees:13.00 Taxes:784.40
20090413-0032790

Witness my/our hand(s) this 30th day of March, 2009.

Blaine Enterprise, LLC

BY: Cynthia Blaine
Cynthia Blaine

Its: Managing Member

STATE OF Tennessee
COUNTY OF Davidson

On this the 30th day of March, 2009, before me personally appeared Cynthia Blaine, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Managing Member of Blaine Enterprise, LLC, the within named bargainor, a limited liability company, and that he/she as such Managing Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th day of March, 2009.

Notary Public

My Commission Expires: 1/9/2012

MELISSA HAZEKAMP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 9, 2012

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903