BILL GARRETT, Davidson County
Trans:T20090029115 DEEDWARR
Recvd: 05/04/09 10:40 3 pgs
Fees:18.00 Taxes:473.60
20090504-0040249

S&K #: 09-015969

SPECIAL WARRANTY DEED

THIS DEED, between Household Financial Center Inc., organized and existing under the laws of the United States of America hereinafter called Grantor, and Fred Carr, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

A certain tract or parcel of Land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot Number 403 on the plan of Caldwell Hall, section II (two), of record in Book 2900, Page 96, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

This legal description is identical with that in Deed of Trust recorded in Instrument# 20060526-0062401 in the Register's Office of Davidson County, Tennessee.

For prior title, see Deed recorded in Instrument# 20090127-0006935, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

Household Financial Center Inc.

Dana M. Sacks
Asst. Vice President

BY: Dana M Sacks

Title: Assistant Vice President

ACKNOWLEDGMENT

State of California
County of Los Angeles)

On 4.29.2009 before me, Kerry Lynn Valdez
(insert name and title of the officer)

personally appeared Dana M Sacks
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.

KERRY LYNN VALDEZ
Commission # 1822608
Notary Public -- California
Los Angeles County
My Comm. Expires Nov 13, 2012

Signature Kerry Lynn Valdez (Seal)

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Assistant Vice President of Household Financial Center Inc., the within bargainor, and that he/she as such executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as Assistant Vice President.

WITNESS my hand and Official Seal at Office this _____day of _____, 2009.

_____
Notary Public

My Commission Expires: _____

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $128,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

WITNESS my hand and Official Seal at Office this 1st day of May, 2009.

_____
Notary Public

My Commission Expires: 9/20/10

SHERRI A. SCHMONSKY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires Sept 20 2010

Property Address: 306 Binkley Dr., Nashville, TN 37211

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Fred Carr
306 Binkley Dr.
Nashville, TN
37211

S & K File # 09-015969

Map & Parcel - 147 02 0 058.00

THIS INSTRUMENT PREPARED BY:
Law Office of Shapiro & Kirsch, LLP
6055 Primacy Parkway, Suite 410
Memphis, TN 38119