LandCastle Title, LLC
810 Crescent Centre Drive
Suite 280
Franklin, Tennessee 37067

Return To:
MGIC REO Marketing
270 E. Kilbourn Avenue
Milwaukee, WI 53202
MGIC Certificate Number: 16444961
Lender Loan Number: 004155394

BILL GARRETT, Davidson County
Trans:T20090039774 DEEDWARR
Recvd: 06/15/09 15:30 3 pgs
Fees:18.00 Taxes:888.00
20090615-0055590

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Brian P. Layson and Martha C. Layson	SEND TAX BILL TO: Brian P. Layson and Martha C. Layson	MAP/PARCEL NUMBERS: 17202006300
(Name) 5520 Deerway Drive	(Name) 5520 Deerway Drive	
(Address) Nashville, TN 37211	(Address) Nashville, TN 37211	
(City) (State) (Zip)	(City) (State) (Zip)	

For and in consideration of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee (s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, we

Mortgage Guaranty Insurance Corporaion, a Wisconsin Corporation

Grantors, have this day bargained and sold, and do hereby transfer and convey unto

Brian P. Layson and Martha C. Layson

their (successors), heirs and assigns, certain real estate in Davidson, Tennessee, as follows:

See Exhibit A

This is unimproved ( ) property, known improved (X 5520 Deerway Drive, Nashville, TN, 37211.

To have and to hold said real estate, with the appurtenance, estate, title and interest thereto belonging to the Grantees, their successors, heirs, and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple and have a good right to convey it.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor, but no others.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 13 day of MAY, 2009, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mortgage Guaranty Insurance Corporaion, a
Wisconsin Corporation

_____ (Seal)

By: KURT J. ARMBRUST (Print name of person signing)

Its: ASSISTANT VICE PRESIDENT (Title of person signing)

(Corporate Seal)

STATE OF WISCONSIN
COUNTY OF MILWAUKEE

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared KURT J. ARMBRUST, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/her self to be the ASSISTANT VICE PRESIDENT (Title of person signing) of MORTGAGE GUARANTY INS. CORPORATION (Name of Company), a Corporation, the within named bargainor and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of said corporation for the purposes therein contained.

Witness my hand and official seal at _____ this 13 day of MAY, 2009.

Notary Public CHERYL LUEDKE
My Commission Expires: 1/30/2011

STATE OF WISCONSIN
COUNTY OF MILWAUKEE

I or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $240,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT KURT J. ARMBRUST, ASSISTANT VICE PRESIDENT

Subscribed and sworn to before me this the 13 day of MAY, 20 09.

Notary Public CHERYL LUEDKE
My commission expires: 1/30/2011

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 69 on the plan of Myrtlewood Estates, Section Five, as of record in Plat Book 6250 pages 910 and 911 Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Substitute Trustee's Deed from Aaron Squyres and Toney Braswell, Substitute Trustee(s), recorded 5/15/2008 at Deed Book 20080515-0050069 and being further conveyed by Federal Home Loan Mortgage Corporation by Special Warranty Deed dated September 29, 2008, to Mortgage Guaranty Insurance Corporation, a Wisconsin Corporation, said deed being recorded ~~simultaneously herewith~~. Instrument #20081022010584