Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20090040322 DEEDWARR
Recvd: 06/17/09 10:57 2 pgs
Fees:13.00 Taxes:660.45
20090617-0056297

STATE OF TENNESSEE
COUNTY OF _____
The actual consideration or value, whichever is greater, for this transfer is $178,500.00

Affiant

Subscribed and sworn to before me, this 12 day of June, 2009.

Notary Public
My commission expires: 03/11/13

APT. IV. PROVO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 19, 2009

03-0906-36017

Address of New Owner:	Send Tax Bills to:	Tax Information
Amy Lynn Pawlak 536 Holt Valley Road Nashville TN 37221	W. J. Bradley Mortgage Capital Corporation Department 2098 Denver, CO 80291	128-11-0-010

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Brent A. Milligan and wife, Sarah D. Milligan**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Amy Lynn Pawlak, unmarried**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 31, on the Plan of Holt Meadows, of record in Book 4300, Page 174, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Brent A. Milligan and wife, Sarah D. Milligan by deed from Deutsche Bank National Trust Company as Trustee under Pooling and Servicing Agreement dated as of April 1, 2006 Morgan Stanley ABS Capital I, Inc., Trust 2006-NC3 Mortgage Pass-Through Certificates, Series 2006 NC3, by Barclays Capital Real Estate, Inc., a Delaware Corporation, dba HomEq Servicing as Attorney in Fact, dated February 11, 2009, recorded February 26, 2009, of record in Instrument No. 20090226-0017096, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record, and a lien for taxes for the current year and subsequent years.

This property is improved property known as 536 Holt Valley Road, Nashville, TN 37221

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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.

WITNESS my hand this 15th day of June, 2009.

Brent A. Milligan

Sarah D. Milligan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Brent A. Milligan and Sarah D. Milligan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 15th day of June, 2009.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/11/13

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN