WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/02/09 15:57 3 pgs
Fees:18.00 Taxes:449.55
20090902-0082729

HAL E. WILSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$121,500.00.**

Elizabeth Maison
Affiant

Subscribed and sworn to before me this 28th day of August, 2009.

Notary Public
My Commission expires: 8/23/11
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Sascha Morkel	Platinum Mortgage Services, Inc., and/or MERS, solely as nominee for lender	059-16-0-003.00
604 Malta Drive	P.O. Box 6206	
Nashville, TN 37207	Huntsville, AL 35813	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **The 604 Malta Lane Trust, Tn Homebuyers, Inc., as Trustee**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Sascha Morkel, an unmarried woman**, her heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 19 on the plan of Haynes Subdivision, Section 11, of record in Book 2331, pages 58 & 59, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 19 fronts 135.2 feet on the northerly side of Malta Drive and runs back 275.6 feet on the west line and 229.6 feet on the east line to a dead line, which is a broken line, measuring 148.3 feet thereon.

Being the same property conveyed to The 604 Malta Lane Trust, Tn Homebuyers, Inc., as Trustee, by deed from Maxie Dee Mooreland Ellis, on January 14, 2009, of record in Instrument Number 20090116-0004141, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 2331, page 58 and 59, Register's Office Davidson County, Tennessee.

This is improved property known as: **604 Malta Drive, Nashville, TN 37207**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this August_28, 2009.

Tn Homebuyers, Inc.

By Dan Lain

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 28th day of August, 2009, before me, appeared Dan Lain to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Chief Manager of TN Homebuyers, Inc. and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Members (or Trustees) and said Dan Lain acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

8/23/11



I, Hal Wilson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

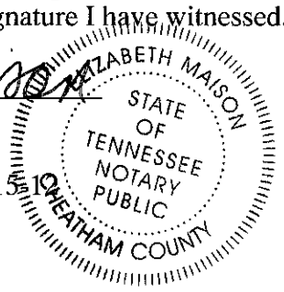
Signature

State of TN
County of Davidson

Personally appeared before me, Elizabeth Maison, a notary public for this county and state, Hal Wilson, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 04-15-19



(Seal)