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

Address New Owner(s)
Rita Jones
3236 Woodstock Drive
Nashville, TN 37207

Send Tax Bills To:
Mortgage Investors
8320 East Walker Springs Lane Ste 200
Knoxville, TN 37923

Map & Parcel Nos.:
050-10-0-C-281.00CO

BILL GARRETT, Davidson County
Trans:T20090065607 DEEDWARR
Recvd: 09/25/09 14:21 2 pgs
Fees:13.00 Taxes:288.60
20090925-0089435

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Nashville Area Habitat for Humanity, Inc.** (herein referred to as "Grantor") has this day bargained and sold and, by these presents, does hereby transfer and convey unto **Rita Jones*** (herein referred to as "Grantee"), her heirs and assigns, forever, the following described tract or parcel of land located in Davidson County, Tennessee, to wit:

*married

Being Lot No. 16 on the plan of Final Plat of Chesapeake Homes, Section 6, Phase 1, of record in Instrument Number 20011026-0117230, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Nashville Area Habitat for Humanity, Inc., by deed from Mehdi Behnoodi, an unmarried person, on September 15, 2008, of record in Instrument Number 20080924-0097333, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, her heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said Grantee that she is lawfully seized and possessed of said property, that she has a good and lawful right to sell and convey the same, and that she is free from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record, and **2009** real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds herself, her heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, her heirs and assigns, against the lawful claims and demands of all persons whomsoever.

ALL warranties of Grantor herein contained are expressly limited to those persons or parties claiming by, through or under Grantor.

WITNESS this the 16th day of September, 2009

GRANTOR:

Nashville Area Habitat for Humanity, Inc.

By Chris McCarthy, President and Chief Executive Office

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration for this transfer is **$78,000.00**.

AFFIANT

Subscribed and sworn to before me, this 16th day of September, 2009

NOTARY PUBLIC

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:
8/23/11

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Hal Wilson, a Notary Public in and for said state and county, **Chris McCarthy**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **President and Chief Executive Officer** of **Nashville Area Habitat for Humanity, Inc.**, the grantor, and is authorized by the grantor to execute this instrument on behalf of the grantor.

WITNESS my hand and seal at office this 16th day of September, **2009.**

NOTARY PUBLIC

My Commission Expires:
8/23/11

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY