BILL GARRETT, Davidson County
Trans:T20100023193 DEEDWARR
Recvd: 04/20/10 08:12 2 pgs
Fees:13.00 Taxes:166.50
20100420-0029513

MICHELLE HIGHTOWER NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 09-19-2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $45,000.00

Affiant

Subscribed and sworn to before me, this 7th day of April, 2010

Notary Public

My commission expires: 9-19-2011

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, Inc.
505 E Main Street
Hendersonville TN 37075

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Property Acquisitions Inc.	**New Owner**	136-14 223.00.
1027 Carla Court	2016 Annie Ct (Same)	
Nashville, TN 37217	Springfield TN 37172	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Danyelle Adams and Kevin Darnel Kinzer, Sr., husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Property Acquisitions Inc.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 162-B, HARBOR GATE SUBDIVISION, SECTION TWO, ZONE LOT DIVISION, as shown on plat of record in Plat Book 6900, Page 17, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Mutual Agreement to Rescind Sale and Reinstate Security Instrument as recorded on the 29th day of December, 2009 in Instrument No. 20091229-0117757; Trustee's Deed from Shellie Wallace as Successor Trustee and Matthew Smith as Co-Trustee to U.S. Bank National Association, as Trustee for Credit Suisse First Boston HEAT 2004-7 as recorded on the 26th day of October, 2009 in Instrument No. 20091026-0098369 and Warranty Deed from Hyun Che Im and wife, Myung Jin Im to Danyelle L. Adams as recorded on the 20th day of July, 2004 in Instrument No. 20040720-0086670, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters shown on the pan of record in Book 6900, Page 17, Register's Office for Davidson County, Tennessee.

This is improved (__X__) unimproved (____) property known as 1027 Carla Court, Nashville, TN 37217.

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hand(s) this 7th day of April, 2010.

Danyelle Adams

Kevin Darnel Kinzer, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, Danyelle Adams and Kevin Darnel Kinzer, Sr., the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of April, 2010.

Notary Public

My Commission Expires: 9/19/2011

MICHELLE HIGHTOWER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 09-19-2011