PREPARED BY & RETURN TO: PERRONE & YOUNG, ATTYS.
109 WESTPARK DRIVE, SUTIE 330
BRENTWOOD, TN 37027

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:	OWNER (SEND TAX BILLS TO):
PARK CENTER 1410A RUSSELL STREET NASHVILLE, TN 37206	PARK CENTER 801 12th Avenue South Nashville, TN 37203

FOR AND IN CONSIDERATION OF THE SUM OF Sixty-Eight Thousand Nine Hundred And 00/100 Dollars ($68,900.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, FIRST HORIZON HOME LOANS, A DIVSION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION BY ITS ATTORNEY IN FACT SINGLESOURCE PROPERTY SOLUTIONS, LLC (herein, "Grantor"), whose address is 333 Technology Drive, Canonsburg, PA 15317, hereby sells, transfers and conveys to PARK CENTER (herein, "Grantee"), whose address is 1410A Russell Street, Nashville, TN 37206, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property commonly known as: 806 W Greenwood Avenue, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

WITNESS my hand and seal this 26th day of February, 2010.

BILL GARRETT, Davidson County
Trans:T20100023922 DEEDWARRSP
Recvd: 04/22/10 10:52 4 pgs
Fees:23.00 Taxes:254.93
20100422-0030434

PIN NO: 082.04-0-166.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

FIRST HORIZON HOME LOANS, A DIVSION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION BY ITS ATTORNEY IN FACT SINGLESOURCE PROPERTY SOLUTIONS, LLC

By: Nicole Lehner

Printed Name: Nicole Lehner

Title: Closing Coordinator
SINGLESOURCE PROPERTY SOLUTIONS, LLC

STATE OF Pennsylvania
COUNTY OF Washington

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Nicole Lehner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the Closing Coordinator of SINGLESOURCE PROPERTY SOLUTIONS, LLC, ATTORNEY IN FACT FOR FIRST HORIZON HOME LOANS, A DIVSION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION, and that the foregoing instrument was executed on behalf of said corporation pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this 26th day of February 2010.

[Affix Notary Seal]

Rachel Demase
SIGNATURE OF NOTARY PUBLIC

My commission expires: 5/25/2011

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Rachel Demase, Notary Public
Ross Twp., Allegheny County
My Commission Expires May 25, 2011
Member, Pennsylvania Association of Notaries

OATH OF CONSIDERATION

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

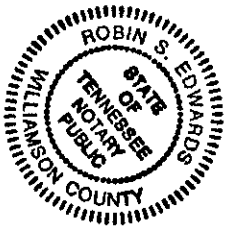
The actual consideration or value, whichever is greater, for this transfer is $68,900.00.

/~~GRANTEE~~/ AFFIANT

~~Grantee signature~~/ Cindy O'Neil
/~~Party/Owner~~/ /
Printed name: Cindy O'Neil
/Title/ /////////////////////////////

Subscribed and sworn to under oath before me, this 14th day of April, 2010

[Affix Notary Seal]



Robin S Edwards
SIGNATURE OF NOTARY PUBLIC
My commission expires: 2/26/2011

EXHIBIT A

[Legal Description]

A certain tract or parcel of land in Davidson County, State of Tennessee described as follows, to wit:

Being Lot No. 58, and the Westerly 10 feet to Lot 57 Thornby Place Subdivision as shown by plat of record in Plat Book 332, Page 3, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to First Horizon Home Loans by deed from Shellie Wallce as Successor Trustee, of record in Instrument No. 20090902-0082464, Register's Office for Davidson County, Tennessee.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Instrument No. 20090902-0082464 on September 2, 2009.

PIN NO: 082.04-0-166.00

STREET ADDRESS:

806 W. Greenwood Avenue, Nashville, TN 37206