File Number: RT11281

THIS INSTRUMENT PREPARED BY:
Resource Title Agency, Inc. (Tennessee Division)
2630 Elm Hill Pike #350
Nashville, TN 37214

BILL GARRETT, Davidson County
Trans:T20100025593 DEEDWARR
Recvd: 04/29/10 11:21 2 pgs
Fees:13.00 Taxes:303.40
20100429-0032584

Address New Owner(s)
Walter Figueroa
447 Lanier Dr.
Madison, TN 37115

Send Tax Bills To:
Walter F. Figuero
447 Lanier Dr.
Madison, TN 37115

Map & Parcel No.:
052-02-0 085.00

WARRANTY DEED

THIS INDENTURE, made and entered into this 26th **day of** April, **2010**, by and between **Carter Bolling**, unmarried party of the first part, and **Walter F. Figueroa**, a married man party of the second part,

WITNESSETH: That for and in consideration of **EIGHTY TWO THOUSAND AND 00/100 DOLLARS ($82,000.00)** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Madison, County of Davidson, State of Tennessee:

Real estate located in Davidson County, Tennessee, described as follows:

Being the Northerly 47 feet 6 inches of Lot 3, and the Southerly 15 feet of Lot No. 4 of Block "C" on the Revised Map of Rainbow Terrace Subdivision of record in Book 1130, Page 85, said Register's Office. Said parts of said lots adjoin and front together 62 feet 6 inches on the easterly side of Lanier Drive and run back between lines, 150 feet to a dead line.

Being the same property conveyed to Carter Bolling by Special Warranty Deed from Bank of America National Association as successor by merger to LaSalle Bank National Association, as trustee under the Pooling and Servicing Agreement dated as of June 1, 2006, GSAMP Trust 2006-HE4, dated September 29, 2009, recorded October 14, 2009, of record in Instrument No. 20091014-0095193, Register's Office, Davidson County, Tennessee.

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 said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part 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.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Carter Bolling

STATE OF TENNESSEE, COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Carter Bolling** to me known (or proved on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 26 day of Apr, 2010.

My commission expires: July 8, 2013

Notary Public

THOMAS D. LARSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 8, 2013

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$82,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me, this 26th day of April, 2010.

Charlotte A. Bethel
Notary Public

CHARLOTTE A. BETHEL
NOTARY PUBLIC AT LARGE
CHEATHAM CO., TENN.

My Commission expires 6-5-12

PROPERTY ADDRESS:
447 Lanier Drive
Madison, TN 37115