Box 13
15766

Prepared by:

Frank P. Dec, Esq.
8940 Main Street
Clarence, NY 14031

Returned to:

PTE DEVELOPMENT, LLC
2479 MURFREESBORO ROAD #162
NASHVILLE, TN 37217

BILL GARRETT, Davidson County
Trans:T20100035295 DEEDWARRSP
Recvd: 06/10/10 10:40 3 pgs
Fees:18.00 Taxes:170.20
20100610-0045026

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the 27 day of May, 2010, by and between HOUSEHOLD FINANCIAL CENTER, INC., hereinafter referred to as Grantor, and PTE DEVELOPMENT, LLC, their heirs and assigns, hereinafter referred to as Grantee,

WITNESSETH: That for and in consideration of TEN ($10.00) DOLLARS cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby transfer and convey and confirm unto the said Grantee the following described real estate, situated and being in the County of DAVIDSON, State of Tennessee:

SEE ATTACHED EXHIBIT "A"

The source of title in Grantor is by deed recorded in the office of the Register of Deeds in Document Number 20100301-0015111, of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the above-referenced property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

AND SAID GRANTOR does hereby specially warranty the title to said lands and defend the same against the lawful claims of any person whomsoever claiming by, through or under the Grantor.

WITNESS, the signatures of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

HOUSEHOLD FINANCIAL CENTER, INC.

BY: _____
Maria I. Ortega
Asst. Vice President

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } ss.

On 5/3/10, before me Kerry Lynn Valdez, a Notary Public, (insert name and title of the officer)

personally appeared Maria I. Ortega Asst. Vice President,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

_____
(SIGNATURE OF NOTARY) SEAL

KERRY LYNN VALDEZ
Commission # 1822608
Notary Public -- California
Los Angeles County
My Comm. Expires Nov 13, 2012

VALUATION AFFIDAVIT

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 $ 46,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

_____
Affiant

Subscribed and sworn to before me this 27 day of May, 2010.

_____
Notary Public
Commission Expires _____

This instrument was prepared by:

Frank P. Dec, Esq.
8940 Main Street
Clarence, NY 14031

Our File No. ANA201006282

LaTreca McAdoo
State of Tennessee
Notary Public
My Comm. Exp. 3/2/2014
Davidson County

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
PTE DEVELOPMENT, LLC	PTE DEVELOPMENT, LLC	2511 INGA STREET NASHVILLE, TN 37206
2479 MURFREESBORO ROAD #162	2479 MURFREESBORO ROAD #162	MAP PARCEL NO.:
NASHVILLE, TN 37217	NASHVILLE, TN 37217	07209036200

File No.: 15766

EXHIBIT A

A certain tract of land in Davidson County, Tennessee, State of Tennessee, described as follows:

Being Lot No. 98 on the map of Springdale Subdivision, of record in Plat Book 974, Page 18, Register 's Office for Davidson County, Tennessee, to which plat reference is hereby made for a complete and accurate description thereof.

PROPERTY COMMONLY KNOWN AS: 2511 INGA STREET, NASHVILLE, TN 37206