Davidson County DEEDWARRSP
Recvd: 10/21/10 12:57 5 pgs
Fees:28.00 Taxes:138.87
20101021-0084440

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:	OWNER (SEND TAX BILLS TO):
JONATHAN BRADLEY 809 WEST GREENWOOD AVENUE NASHVILLE, TN 37206	JONATHAN BRADLEY 809 WEST GREENWOOD AVENUE NASHVILLE, TN 37206

FOR AND IN CONSIDERATION OF THE SUM OF Thirty-seven Thousand Five Hundred Thirty-two and 00/100 Dollars ($37,532.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, WATERFALL VICTORIA REO, LLC (WVR), (herein, "Grantor"), whose address is 6302 East Martin Luther King Jr. Blvd., Suite 300, Tampa, FL 33619, hereby sells, transfers and conveys to JONATHAN BRADLEY (herein, "Grantee"), whose address is 809 West Greenwood Avenue, 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.

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 20 day of AUG., 2010

GRANTOR:

Waterfall Victoria REO, LLC (WVR)

By: _____
Printed Name: **Alecia Bailey**
Title: **VP of Loan Servicing Administration**

PIN NO: 07116033100

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

STATE OF Florida
COUNTY OF Hillsborough

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Alecia Bailey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the Attorney in fact of Waterfall Victoria REO, LLC (WVR), 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 20th day of August, 2010.

[Affix Notary Seal]

DAREN M. PEREZ
NOTARY PUBLIC
STATE OF FLORIDA
Comm# DD0938491
Expires 11/5/2013

SIGNATURE OF NOTARY PUBLIC
My commission expires:

OATH OF CONSIDERATION

STATE OF Rhode Island
COUNTY OF Newport

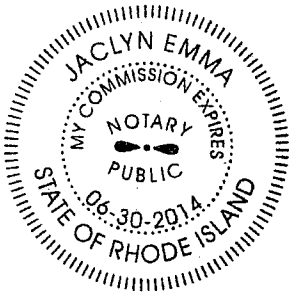
The actual consideration or value, whichever is greater, for this transfer is $37,532.00.

GRANTEE

Grantee signature _____
Nicole Souza, Agent for grantee

Subscribed and sworn to under oath before me, this 30 day of August, 2010.

[Affix Notary Seal]



_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: 06/30/2014

EXHIBIT A

[Legal Description]

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

LOT NO. 42 ON THE PLAN OF THORNBY PLACE, AS OF RECORD IN BOOK 332, PAGE 3, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 42 FRONTS 50 FEET ON THE NORTHERLY MARGIN OF WEST GREENWOOD, FORMERLY EDGAR AVENUE, AND EXTENDS BACK BETWEEN PARALLEL LINE 145 FEET TO AN ALLEY IN THE REAR.

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 Document No. 20020708-0081754, on July 8, 2002.

PIN NO: 07116033100

STREET ADDRESS:

809 West Greenwood Avenue, Nashville, TN 37206

True Copy Certification

I, Nicole Souza, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Nicole Souza
Signature

State of Rhode Island

County of Newport

Personally appeared before me, Nicole Souza, a notary public for this county and state, LAUREN FARLEY who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Lauren Farley
Notary's Signature

My Commission Expires: 8/6/2013
Notary' Seal (if on paper)

Lauren Farley
Notary Public
State of Rhode Island

