THIS INSTRUMENT PREPARED BY:
BELL TITLE & ESCROW, INC.
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

BILL GARRETT, Davidson County
Trans:T20110051263 DEEDWARRSP
Recvd: 08/19/11 13:40 2 pgs
Fees:13.00 Taxes:258.63
20110819-0064377

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR. NO.
Yashica Green	First Guaranty Mortgage Corporation	07002009500
2714 Old Buena Vista Road	8180 Greensboro Dr. #500	
Nashville, TN 37209	Mclean, VA 22102	

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 acknowledged, **Vanderbilt Mortgage and Finance, Inc.,** hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto **Yashica D. Green, married**, hereinafter called the Grantee, **her** heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE FINAL PLAT OF THE MICHAEL GRAY PROPERTY OF RECORD IN BOOK 7900, PAGE 715, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAN REFERNECE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO VANDERBILT MORTGAGE AND FINANCE, INC. BY SUBSTITUTE TRUSTEE'S DEED FROM KEVIN T. CLAYTON, TRUSTEE DATED 06/16/2010 AND RECORDED ON 06/23/2010 IN INSTRUMENT NO. 20100623-0049098, SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Also conveyed with property is a 2001 Mobile Home, VIN No. AL28701012477AB which is permanently attached to this real property and made a part hereof.

This is improved property known as: 2741 Old Buena Vista Road, Nashville, TN 37209

AND THE GRANTOR, DOES HEREBY COVENANT with the Grantee, except as above noted, that at the time of the delivery of this Deed the premises were free from all encumbrances made by it, and that it will warrant and defense the same against the lawful claims and demands of all persons claiming, by through, or under it, but against none other.

GRANTOR makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The grantee has inspected and examined the property and is purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.

Whenever 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 our hands this 16th day of August, 2011.

PROPERTY ADDRESS: 2741 Old Buena Vista Road, Nashville, TN 37209

Joseph G Johnson

SELLER: VANDERBILT MORTGAGE AND FINANCE, INC
BY: Joseph G Johnson
ITS: Authorized Agent

STATE OF TENNESSEE
COUNTY OF Blount

Before me, the undersigned authority in and for the state and county above, personally appeared, on this ~~16th~~ 17th day of August, 2011, within my jurisdiction, the within named Joseph G Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Authorized Agent of Vanderbilt Mortgage and Finance, Inc, the within named bargainor, a corporation, and as its act and deed in its said representative capacity he/she executed the above and foregoing instrument, after first having been duly authorized by said corporation to do so.

Teresa Robinson
NOTARY PUBLIC

TERESA ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
BLOUNT COUNTY

MY COMMISSION EXPIRES: 10-10-11

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $69,900.00.

Jessica Leftwich
Affiant

Subscribed and sworn to before me this 16th day of August, 2011.

Jennifer McEwen
NOTARY PUBLIC

MY COMMISSION EXPIRES: 12/03/14

JENNIFER MCEWEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

JENNIFER MCEWEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY