BILL GARRETT, Davidson County
Trans:T20110053138 DEEDWARRSP
Recvd: 08/29/11 13:09 2 pgs
Fees:13.00 Taxes:185.00

20110829-0066609

S&K #: 10-005539

SPECIAL WARRANTY DEED

THIS DEED, between PHH Mortgage Corporation, hereinafter called Grantor, and Edward Morris hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

The following described property located in the City of Nashville, in Davidson County, Tennessee, to-wit:

Being Lot No. 4 on the Plan of Re-subdivision of the Southerly 250.0 feet of the East half of Lot or Block 13 on the Map of Midway, of Record in Book 4955, Page 171, in the Register's Office for Davidson County, Tennessee, to which Plan reference is made for a more complete description.

This legal description is identical with that in Deed of Trust recorded in Instrument Number 20010508-0047816 in the Register's Office of Davidson County, Tennessee.

For prior title, see Deed recorded in Instrument Number 20110725-0056688, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

PHH Mortgage Corporation

BY: _____

Title: Assistant Vice President

STATE OF Tennessee
COUNTY OF Shelby

I 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 $50,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this the 25th day of August, 2011.

_____
Notary Public

ROBERT SCHNEIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY

My commission expires: 3-25-12

STATE OF NJ
COUNTY OF Burlington

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Marcy Hinkle with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Assistant Vice President of PHH Mortgage Corporation, the within bargainor, and that he/she as such executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as Assistant Vice President.

WITNESS my hand and Official Seal at Office this 18 day of August, 2011.

Notary Public

Danielle E. Reeve
Notary Public
State of New Jersey
Expires May 22, 2013
Commission No. 2373936

My commission expires: 5-22-2013

STATE OF NJ
COUNTY OF Burlington

I 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 $50,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 18 day of August, 2011.

Notary Public

Danielle E. Reeve
Notary Public
State of New Jersey
Expires May 22, 2013
Commission No. 2373936

My commission expires:_____

Property Address: 913 29 AVENUE NORTH, Nashville, Tennessee 37209

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Edward Morris
3798 Priest Lake Dr
Nashville TN 37217

S & K File # 10-005539

Map & Parcel - 09206069000

THIS INSTRUMENT PREPARED BY:
Shapiro & Kirsch, LLP
555 Perkins Road Extended, Second Floor
Memphis, TN 38117
(901)767-5566