THIS INSTRUMENT PREPARED BY:
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BILL GARRETT, Davidson County
Trans:T20120015177 DEEDWARRSP
Recvd: 03/01/12 12:27 2 pgs
Fees:13.00 Taxes:876.90
20120301-0018059

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 17 day of February, 2012 by and between MTGLQ Investors, L.P., hereinafter called Grantor, and Tracy D. Hall and Ashley G. Hall, his/her heirs and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

Land lying in Davidson County Tennessee, described as follows, to wit: Land in Davidson County Tennessee being Lot No. 223 on the plan of the First Revision, Final Plat Autumn Oaks, Section Two, of record in Plat Book 11700, Page 64, Register's Office for said County to which reference is made for a more complete description.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument Number 20060601-0064210, Register's Office of DAVIDSON County, Tennessee. See also # 20110413-0028279

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

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

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

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 17th day of February, 2012.

MTGLQ Investors, L.P., by Ocwen Loan Servicing, LLC, successor by merger to Litton Loan Servicing, L.P., as attorney in fact .

BY: Sandra Castille

TITLE: Sandra Castille VICE PRESIDENT

STATE OF TEXAS

COUNTY OF HARRIS

Before me, a Notary Public of the state and county mentioned, personally appeared Sandra Castille, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be authorized signatory of Ocwen Loan Servicing, LLC, successor by merger to Litton Loan Servicing, L.P., as attorney in fact and who acknowledged that he/she as authorized signatory, being authorized so to do, executed and delivered the foregoing instrument on behalf of MTGLQ Investors, L.P., its successors and assigns, by Ocwen Loan Servicing, LLC, successor by merger to Litton Loan Servicing, L.P., as attorney in fact. (hereinafter referred to as MTGLQ Investors, L.P.) and as the free act and deed of the within named MTGLQ Investors, L.P.

Witness my hand and seal, this 25th day of January, 2012.

CAROL C CHARLTON
Notary Public
STATE OF TEXAS
My Comm. Exp April 19, 2014

Notary Public

My Commission Expires:

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Property Address: 6880 Scarlet Ridge Drive, Brentwood, TN 37027
Parcel # 181-100A06200CO

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to: Churchill Mtg
761 old Hickory Blvd Ste. 400
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or true value, whichever is greater, for this transfer is $ 231000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF Feb, 2012.

Notary Public
My Commission Expires:

Beth Hazelwood
State of Tennessee
Notary Public
My Comm. Exp. 3/3/2014
Davidson County

2075-092941-LC