State of GEORGIA
County of GWINNETT

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 $72,000.00, 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 12th day of September, 2014

Notary Public
My Commission Expires: (Affix Seal)

WENDY G CLAAR NOTARY PUBLIC GWINNETT COUNTY GEORGIA EXPIRES March 12, 2018

Davidson County DEEDWARRSP
Recvd: 10/23/14 10:45 4 pgs
Fees:23.00 Taxes:266.40
20141023-0097817

SPECIAL WARRANTY DEED

INSTRUMENT PREPARED BY:
Rubin Lublin TN, PLLC
119 South Main Street, Suite 500
Memphis, Tennessee 38103

AND RETURN TO:
Rubin Lublin, LLC
Attn: Closing Department
3740 Davinci Court, Suite 150
Peachtree Corners, GA 30092

Name and Address of New Owner:	Improved Property Known as:	Send Tax Bills to:
Harley M Leftwich 927 Russell St Nashville, TN 37206	821 W McKennie Ave. Nashville, TN 37206	Harley M Leftwich 927 Russell Street Nashville, TN 37206

MAP PARCEL NO.: 07116031800

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR,

LPP MORTGAGE LTD

Whose Address is 7195 Dallas Parkway, Plano, TX 75024

SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO

HARLEY M LEFTWICH, AN UNMARRIED PERSON

AND THEIR HEIRS OR ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

THIS CONVEYANCE IS SUBJECT TO: 1) 2014 taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All matters appearing on the plat of record, if any; 5) All applicable government and zoning regulations.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee(s) and his/her/their assigns, forever.

Said, LPP Mortgage LTD, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

In witness whereof the undersigned has executed this the 4 day of September, 2014.

LPP Mortgage LTD

By: Kent Twitchell, as attorney in fact

By: _____
Printed Name: Kent Twitchell
Title: Senior Vice President as attorney in fact

State of Texas

County of Collin

On this 4 day of September, 2014, before me personally appeared Kent Twitchell, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument as Attorney-in-Fact in behalf of LPP Mortgage, LTD and acknowledged that he/she executed the same as the free act and deed of the said LPP Mortgage, LTD.

WITNESS my hand, at office, this 7 day of September, 2014.

_____
Notary Public

My Commission Expires: 2-1-18

NOTARY PUBLIC STATE OF TEXAS
MANUEL JOE RAMOS
My Commission Expires
February 1, 2018

821 W. McKennie Ave.

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 37 on the Thornby Place, of record in Book 332, Page 3, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to LPP Mortgage, LTD in Substitute Trustee's Deed dated July 11, 2013 and recorded in Instrument Number 20130726-0077587.

Certificate of Authenticity

I, Jason E. Thurber, 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.

Signature

State of GA

County of Gwinnett

Personally appeared before me, Wendy G. Claar, a notary public for this county and state, Jason E. Thurber who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Wendy G Claar

Notary's Signature

My Commission Expires: 3-12-18

Notary's Seal (If on paper)

WENDY G CLAAR NOTARY PUBLIC EXPIRES GEORGIA March 12, 2018 PAULDING COUNTY