

DAWSON COUNTY

RETURN TO:  
C. Troy Crouse, Esq.  
McCalla Raymer, LLC  
1544 Old Alabama Road  
Roswell, Georgia 30076

**NOTE TO CLERK: PLEASE CROSS REFERENCE THIS AFFIDAVIT WITH THAT CERTAIN SECURITY DEED RECORDED IN DEED BOOK 817, PAGE 557, AND THAT CERTAIN DEED UNDER POWER RECORDED IN DEED BOOK 932, PAGE 82, DAWSON COUNTY, GEORGIA RECORDS.**

**AFFIDAVIT**

STATE OF GEORGIA  
COUNTY OF FULTON

Personally appeared before the undersigned officer authorized by law to administer oaths in said State and County, comes the undersigned, who states on oath as follows:

1.

I am an attorney with McCalla Raymer, LLC (hereinafter, "the Firm").

2.

Deponent states that Benny Joe Watson & Amber A Watson did execute that certain Security Deed in favor of MERS/Primary Capital Advisors LC, dated June 15, 2007, recorded in Deed Book 817, Page 557, Dawson County, Georgia records.

3.

Deponent further states that the Firm conducted a foreclosure sale on the above Security Deed on September 1, 2009, that the property was sold on the Courthouse steps, and that a Deed Under Power having Dunmore Overseas Group as grantee has been recorded in Deed Book 932, Page 82, Dawson County, Georgia records.

4.

Deponent further states that the Firm inadvertently failed to record an assignment into JEA Credit Opportunities Trust, the foreclosing entity, prior to the foreclosure sale.

5.

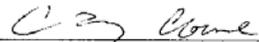
Deponent further states that this Affidavit is being recorded for the purpose of giving notice that the assignment was not filed prior to the foreclosure sale, and that the above-described Deed Under Power is null and void due to the failure to comply with the requirements of OCGA § 44-14-162(b).

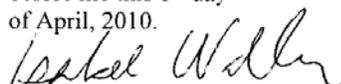
Looks like someone is concerned about the A to D problem...

6.

This Affidavit may be relied upon by purchasers, sellers, attorneys and title insurance companies.

Sworn to and subscribed:  
before me this 6<sup>th</sup> day  
of April, 2010.

  
C. TROY CROUSE

  
Notary Public  
My Commission Expires:

