Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $320,000.00

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES MAY 14, 2008 WILLIAMSON COUNTY, TN

Affiant

Subscribed and sworn to before me, this 9th day of December, 2005.

Notary Public
My commission expires:

02-0512-44448

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Scott D. Johnson	Countrywide Home Loans, Inc.	172-14-0-B-038.00CO
4633 Sterling Cross Drive	4500 Park Granada	
Nashville TN 37211	Calabassas, CA 91302-1613	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Bor-Chieh Shih and wife, Pai-Lun Wang, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Scott D. Johnson, an unmarried man, hereinafter called the Grantees, their successors and assigns, a 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. 38 on the Plan of Winfield Park, Phase I, Section I, Revision I, of record in Instrument No. 20010313-0024108, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Bor-Chieh Shih and wife, Pai-Lun Wang by deed from Newmark Homes, L.P., a Texas Limited Partnership, dated August 31, 1999, of record in Book 11724, Page 28, Register's Office for Davidson County, Tennessee, and of record in Book 1896, Page 394, Register's Office for Williamson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 4633 Sterling Cross Drive, Nashville, TN 37211

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 12/16/05 12:59 2 pgs
Fees:13.00 Taxes:1184.00
20051216-0151298

WITNESS my hand this 9th day of December, 2005.

Bor-Chieh Shih by Pai-Lun Wang, Attorney in Fact

Pai-Lun Wang

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Pai-Lun Wang, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 9th day of December, 2005.

Notary Public
State of Tennessee at Large

My Commission expires 9/8/09

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Pai-Lun Wang, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Bor-Chieh Shih, and that she is authorized by Bor-Chieh Shih, to execute this instrument on his behalf.

Witness my hand in Brentwood, TN, this 9th day of December, 2005.

Notary Public

My commission expires: 9/8/09