DEBORAH K. FARNELL
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD540282
EXPIRES 6/23/2010
BONDED THRU 1-888-NOTARY1

State of Florida
County of Orange

The actual consideration or value, whichever is greater, for this transfer is **$122,000.00**

Affiant

Subscribed and sworn to before me, this the 31st day of January, 2007.

Notary Public

My commission expires:

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 02/09/07 10:02 2 pg
Fees:13.00 Taxes:451.40

20070209-0017006

THIS INSTRUMENT WAS PREPARED BY
Southeast Professional Title, LLC
2699 Lee Road, Suite 120 , Winter Park, Florida 32789

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
George Kevin Schmieder	**Washington Mutual Bank, FA**	**071 12 0 011.00**
1072 Chokecherry Drive	**PO Box 100590**	
Winter Springs, FL 32708-4044	**Florence, SC 29501-0590**	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Robert Guest Properties, Inc, a Florida Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

George Kevin Schmieder, a married person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 18, on the Map of S. A. Buchanan Re-Subdivision of certain lots in Trinity Heights Addition, as shown on plat of record in Plat Book 547, page 166, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

This is improved property known as having the address of 1600 Lischey Avenue, Nashville, TN 37207.

Being the same property conveyed to Kimberly A. Meade in Instrument No. 20001005-0098724, recorded 10/5/2000, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert Guest Properties, Inc., a Florida Corporation in Instrument No. 20061205-0149878, recorded December 5, 2006, Register's Office for Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **1600 Lischey Avenue, Nashville, Tennessee 37207**

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 that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

Witness my/our hand(s) this 31st day of January, 2007.

Robert Guest Properties, Inc, a Florida Corporation

as Attorney in Fact

Shawn Woods as Attorney in Fact for Robert B. Guest, Jr., President

CORPORATE
STATE OF Florida)
COUNTY OF Orange)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Shawn Woods as Attorney if Fact for Robert B. Guest, Jr., President** of **Robert Guest Properties, Inc**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the **Attorney in Fact for Robert Guest Properties, Inc,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by the said **Shawn Woods as Attorney in Fact for Robert B. Guest, Jr.** as **President.**

Witness my hand, at office this **31st** day of **January, 2007.**

Notary Public

DEBORAH K. FARNELL
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My Commission Expires:_____