RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

WARRANTY DEED

JIM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMMISSION EXPIRES MAY 14, 2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 205,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 30TH DAY OF MARCH, 2007.

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 07-02038 SCHULTZ CB

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
William C. Schultz and Michelle R. Schultz	same	MAP:
4708 Danby Drive		Parcel:133-13-0-103.00
Nashville, TN 37211		

FOR AND 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 ACKNOWLEDGED, WE,

DANIEL R. GREEN, A MARRIED MAN

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

WILLIAM C. SCHULTZ, AND WIFE, MICHELLE R. SCHULTZ

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 4708 Danby 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 Grantee, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 hand on the 30th day of March, 2007.

Daniel R. Green

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, DANIEL R. GREEN, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee , this 30th day of March, 2007.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMMISSION EXPIRES MAY 14, 2008

Davidson County DEEDWARR
Recvd: 04/02/07 13:45 2 pgs
Fees:13.00 Taxes:758.50
20070402-0039024

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot 30, PLAN OF ABBAY HALL, SECTION 1, as shown on plat of record in Plat Book 2331, Page 18, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Bruce M. Foucher and Kimberly L. Foucher (formerly known as, Kimberly L. Burlison), husband and wife to Daniel R. Green as recorded on the 1st day of December, 2006 in Instrument No. 20061201-0148626 and Warranty Deed from Loretta V. Osborn, formerly Loretta V. Stewart, also known as Loretta Valiquette Stewart and husband, Thomas P. Osborn to Kimberly L. Burlison, unmarried as recorded on the 12th day of July, 1990 in Book 8151, Page 881, re-recorded in Book 8184, Page 786, re-re-recorded in Book 8198, Page 159, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL ZONING REGULATION, BUILDING RESTRICTION AND SETBACK LINES, IF ANY, AND EASEMENTS AND RIGHTS FOR PUBLIC UTILITIES APPLICABLE TO THIS PROPERTY; AND TAXES, FOR THE CURRENT YEAR WHICH IF PRORATED HAVE BEEN ASSUMED BY THE GRANTEE(S) HEREIN.

*THE GRANTOR'S OWNERSHIP OF THE PREMISES IS FOR INVESTMENT PURPOSES ONLY; THE PREMISES IS NOT THE PRINCIPLE RESIDENCE OF THE GRANTOR AND/OR THE GRANTOR'S SPOUSE.