THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 07080318**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $145,000.00. Affiant Subscribed and sworn to before me, this 30th day of August, 2007. Notary Public My Commission Expires:

Davidson County DEEDWARR
Recvd: 08/31/07 09:44 2 pgs
Fees:13.00 Taxes:536.50
20070831-0104819

KATE ROSENTHAL NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF SUMNER

MY COMMISSION EXPIRES NOV 22 2010

WARRANTY DEED

Address New Owner: Rebecca A. Riley 1948 Port James Cir Antioch TN 37013	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 165090A05900CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Dustin Williams, Trustee of the Trust Number 1948 Port James Brame Family Trust** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Rebecca A. Riley**, ("Grantees"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

ALL THAT PARCEL OF LAND IN CITY OF ANTIOCH, DAVIDSON COUNTY, STATE OF TENNESSEE, AS MORE FULLY DESCRIBED IN DEED INST #20001218, 0123609, ID #165-09-A-5960, BEING KNOWN AND DESIGNATED AS LOT 73, LAKEWOOD VILLAGE SECTION TWO, RECORDED IN PLAT 20000215-0015148., AS PER PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDED OF DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO KARA SCHMITT AS TRUSTEE AND NOT PERSONALLY UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED THE 07/16/2004, KNOWN AS TRUST NUMBER 1948 PORT JAMES BRAME FAMILY TRUST, A REVOCABLE TRUST BY WARRANTY DEED TO TRUSTEE FROM JOSEPH AND LORI BRAME, A MARRIED COUPLE, RECORDED ON THE 17TH DAY OF AUGUST, 2004 IN INSTRUMENT NO. 20040817-0099312, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property located at 1948 Port James Circle, Antioch TN 37013

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of August, 2007.

Dustin Williams, Trustee

Dustin Williams, Trustee
for Shelby Investment Trustee Services Inc.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Dustin Williams as Trustee of the 1948 Port James Brame Family Trust, with whom I am personally acquainted, and who acknowledged that as such Trustee he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of August, 2007.

MY COMMISSION EXPIRES NOV 22 2010

Notary Public

My Commission Expires: _____

