THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027

Return To:

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027
6070469

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 323,000.00.

Peggy S. Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF Sept. 2007

Margaret R. Means
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 23, 2010

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bien Bui	Suntrust Mortgage, Inc.	MAP 172-05-A
304 Red Feather Lane	201 Fourth Ave N. 7th Floor	PARCEL 29.00 CO
Brentwood, TN 37027	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **William Rosenfeld and wife, Julie Rosenfeld**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bien T. Bui and wife, Lilly H. Duong**

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. 29 on the Final Plat, Phase Two, Oakmont Subdivision, a Residential Planned Unit Development of record in Book 7900, page 845, revised in Book 7900, page 24, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to William Rosenfield and wife, Julie Rosenfeld by deed from Cendant Mobility Financial Corporation, a Delaware Corporation of record in Instrument No. 20031119-0168982, Register's Office for Davidson County, Tennessee. Being further conveyed to William Rosenfeld and wife, Julie Rosenfeld by Deed of Correction from Cartus Financial Corporation (formerly known as Cendant Mobility Financial Corporation) of record in Instrument No. 20071001-0116677, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **304 Red Feather Lane, Brentwood, TN 37027.**

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 and assigns forever; and we do covenant with 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 our hands) this the 28th day of September, 2007.

William Rosenfeld

Julie Rosenfeld

Davidson County DEEDWARR
Recvd: 10/01/07 14:50 2 pgs
Fees:13.00 Taxes:1195.10

20071001-0116678

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 **William Rosenfeld** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 28th day of September, 2007.

My Commission expires 5-24-08

Notary Public

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE

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 **Julie Rosenfeld** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 28th day of September, 2007.

My Commission expires 5-24-08

Notary Public

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE