Davidson County DEEDWARR
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Fees:18.00 Taxes:370.00
20080220-0016627

This document prepared by (and after recording return to):
Name: Consumer Trust Title & Escrow, LLC
Address: 219 Ward Circle, Ste 5
City, State, Zip: Brentwood, TN 37027
Phone: 615-369-0039

BOX 10-A

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

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **THE OAKMONT GROUP, LLC A DELAWARE LIMITED LIABILITY COMPANY**, hereinafter referred to as "Grantor", has this day bargained and sold, and by these present does hereby transfer and convey unto **ALBERT SCHLOEZER AND WIFE, KATHY SCHLOEZER** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

Being Lot No. 246A, Zone Lot Division, Lots No. 244, 245 and 246, Section 2, on the Plan of Larchwood, of record in Book 5800,Page 280, Amending Book 5200, Pages 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which reference is hereby made for more complete and accurate description.

Property being conveyed to The Oakmont Group, LLC by Quitclaim Deed of Michael Scott Walker recorded in Instrument No. 20070515-0057994, Register's Office for Davidson County, Tennessee.
MAP AND PARCEL 108-8-88

This property is known as: 3224 TRAILS END LANE, NASHVILLE,TN 37214

Subject to Restrictions contained in the instruments of record in Book 5681, Page 532, Book 5688, Page 696, Book 6011, Page 130, Book 6137, Page 474, Book 6149, Page 984, All matters shown on the Plat of record in Book 5800, Page 280, Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 19 day of February, 2008.

THE OAKMONT GROUP, LLC

BY: _____

Michael Scott Walker, Chief Manager

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Scott Walker, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of The Oakmont Group, LLC, a Limited Liability Company, and is authorized by the LLC to execute this instrument on behalf of the LLC.

W. WILLIAM DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

_____
Notary Public

Printed Name: W Davis

Commission Expires: 1/20/09

My Commission Expires JAN. 20, 2

Grantor(s) Name, Address, phone:
THE OAKMONT GROUP, LLC
2000 MALLORY LANE, 130-125
FRANKLIN, TN 37067

Grantee(s) Name, Address, phone:
ALBERT & KATHY SCHLOEZER TC
6369 Big Oak Lane
Browns Valley, CA
95918

SEND TAX STATEMENTS TO :
Countrywide Bank, FSB
2021 North Gallatin Road
Suite 280
Madison, TN 37115

State of TENNESSEE
County of Davidson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$100,000.00** which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 20 day of February, 2008.

Kathy Schloezer
Affiant

Kathy Schloezer
Type or Print Name

(Seal)

Amy Adams Gowan
Notary Public

AMY ADAMS GOWAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010