Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 02/25/08 10:29 2 pgs
Fees:13.00 Taxes:813.63
20080225-0017969

STATE OF TENNESSEE
COUNTY OF Wilson
The actual consideration or value, whichever is greater, for this transfer is $219,900.00

Affiant

Subscribed and sworn to before me, this 21 day of February, 2008.

Notary Public
My commission expires: 6-30-10

03-0801-35225

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert Standley	Greentree Mortgage Co.	97-08-0-002
4041 Lake Parkway Court	10000 Lincoln Dr. W., Ste. 5	
Hermitage TN 37076	Marlton, NJ 08053	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Barry Carmack Birdwell, devisee under The Last Will and Testament of Dolores C. Birdwell, deceased, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Robert Standley and wife, Maria Standley, hereinafter called the Grantees, their successors 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. 10, on the Plan of Lake Park, Section 1, of record in Book 4175, Pages 134-135, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert W. Birdwell and wife, Dolores C. Birdwell by deed from T & R, Inc., a Tennessee corporation, of record in Book 4433, Page 527, dated 7/15/70, and recorded 7/23/70, and re-recorded in Book 4441, Page 214, Register's Office for Davidson County, Tennessee.
Robert W. Birdwell died on or about 11/16/96. Dolores C. Birdwell died 1/16/00, testate, and by Last Will and Testament of record in the Probate Court Clerk's Office for Davidson County, Tennessee, Docket No. 00P-318, subject property was devised to Barry Carmack Birdwell. See Affidavit of Inheritance of record in Instrument No. 20010511-0049105, said Register's Office.

Stephanie Birdwell, wife of Barry Carmack Birdwell, hereby joins in the execution of this instrument to convey her marital interest, if any, in subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4041 Lake Parkway Court, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 21ST day of February, 2008.

Barry Carmack Birdwell

Stephanie Birdwell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Barry Carmack Birdwell and Stephanie Birdwell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 21ST day of February, 2008.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires 02/22/09