Davidson County DEEDWARR
Recvd: 06/05/08 11:19 2 pgs
Fees:13.00 Taxes:499.13
20080605-0057844

Prepared By & Return To:
Tennessee Title Services, LLC
8005 Church St E., Suite 216
Brentwood, TN 37027
2008-00032

STATE OF TENNESSEE
COUNTY OF ~~Williamson~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 134,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF May 2008.

Notary Public

Commission Expiration: 7-19-08

KAREN H. SUGGS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Amy K. Sweeney 224 Buck Run Drive Nashville, TN 37214	Mortgage Investors 8320 E. Walker Springs Ln. Knoxville, TN 37923	122-01-0A/346.00 CO

WARRANTY DEED

FOR AND IN 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,

James J. Story and Lindsay M. Shultz

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Amy K. Sweeney, unmarried

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 Unit No.13 Woodland Point Phase 9, as shown on Exhibit B of the Declaration of Covenants, Conditions and Restrictions of record in Instrument 200010110101044 and amended in 200207250089575, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James J. Story, unmarried and Lindsay M. Shultz, unmarried, as joint tenants with rights of survivorship by deed from Ole South Properties Inc. of record in Instrument 200306110080715 on 05/30/2003 and filed for record on 06/11/2003, Register's Office for said County.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the source of title shown above.

This is improved property known as: 224 Buck Run Drive, Nashville, Tennessee 37214 .

The GRANTOR makes no representation or warranty of any kind whatsoever regarding the condition, merchantability, use, or any other matter involving the land or any improvements conveyed herein, except as to title and then only as expressly set forth herein, the Grantee acquires said land and improvements in an "AS IS" condition.

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 uses, the *singular* number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

James J. Story

Lindsay M. Shultz

STATE OF TENNESSEE
COUNTY OF Williamson

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

the within named James J. Story & Lindsay M. Shultz

Witness my hand and official seal at Brentwood, Tennessee this 28 day of May, 2008.

Tracey Perry
Notary Public

Commission Expiration 5-2-11

TRACEY PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY