SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF September 2008

Notary Public

MY COMMISSION EXPIRES: 1.24.09
(AFFIX SEAL)

DAVIDSON COUNTY ELAINE EVERSMEYER State of Tennessee Notary Public

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency
3931 Gallatin Pike, Suite B
Nashville, TN 37216
615-782-8115

Davidson County DEEDWARR
Recvd: 09/04/08 11:20 2 pgs
Fees:13.00 Taxes:210.90
20080904-0090734

RT7499

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles William Scalf Sr	Charles William Scalf Sr.	028-00-0 045.01 /
(NAME) 5055 Ridge Road	(NAME) 5683 Higdon Road	
(ADDRESS)	(ADDRESS)	
Joelton TN 37080	Joelton TN 37080	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, U.S. Bank National Association as Trustee, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Charles William Scalf Sr, UNMARRIED

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Real estate located in Davidson County, Tennessee, described as follows:

Beginning in the center of Marrowbone Ridge Road and leaving said road with Abernathy's line South 3 1/2 deg. West 417 3/4 feet to a stake; thence North 32 1/2 deg. East 208 3/4 feet; thence North 3 1/2 deg. East 417 3/4 feet to center of road, thence South with said road 32 1/2 deg. West 208 3/4 (erroneously referenced as 308 3/4 feet on the prior deed) feet to the point of beginning.

Being the same property conveyed to Leeandrew J. Proctor, Jr. and wife, Paulette G. Proctor by Deed from L.J. Proctor and wife, Addene Proctor dated May 19, 1980 and recorded December 27, 2005 in Instrument Number 20051227-0153393, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to John C. Proctor by Quitclaim Deed from Leeandrew J. Proctor dated January 10, 2006 and recorded January 27, 2006 in Instrument Number 20060127-0010413, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to James W. Proctor and wife, Christy J. Proctor, husband and wife, as tenants by the entirety by Warranty Deed from John C. Proctor, dated October 16, 2006 and recorded October 18, 2006 in Instrument Number 20061018-0129512, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to U.S. Bank National Association as Trustee by Trustee's Deed by Toney Brasuell as Co-Trustee dated June 5, 2008 and recorded June 9, 2008 in Instrument Number 20080609-0058659, Register's Office for Davidson County, Tennessee.

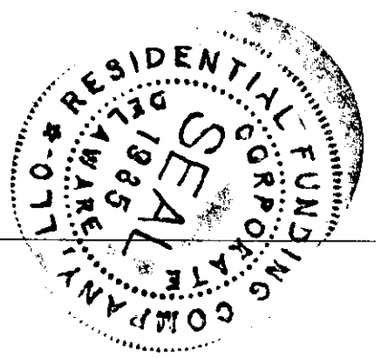
THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 5055 Ridge Road Joelton 37080
(House Number, (Street)) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Charles William Scalf Sr, and his/her/their assigns, forever.

Said U.S. Bank National Association as Trustee., warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said U.S. Bank National Association as Trustee., has executed this deed this 20th day of August, 2008



U.S. Bank National Association as Trustee by Residential Funding Company, LLC, f/k/a Residential Funding Corporation, Attorney in Fact

By Sharmel Dawson-Tyau, VP

STATE OF CA

COUNTY OF San Diego

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Sharmel Dawson-Tyau, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the VP of Residential Funding Company, LLC, f/k/a Residential Funding Corporation, the Attorney in Fact of said U.S. Bank National Association as Trustee., the within named bargainor, and that he/she as such VP, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument Number 200609010108523 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 20th day of August, 2008

Notary Public

My Commission expires:



RETURN TO:

Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

RT7499