Davidson County DEEDWARR
Recvd: 09/04/08 14:22 3 pg
Fees:18.00 Taxes:510.60
20080904-0090881

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:	OWNER (SEND TAX BILLS TO):
JOSEPH A. YOUSEF SHEREN S. YOUSEF 6225 BENT WOOD DRIVE ANTIOCH, TN 37013	JOSEPH A. YOUSEF SHEREN S. YOUSEF 6225 BENT WOOD DRIVE ANTIOCH, TN 37013

FOR AND IN CONSIDERATION OF THE SUM OF One Hundred Thirty-Eight Thousand and 00/100 Dollars ($138,000.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, SUNTRUST MORTGAGE, INC (herein, "Grantor"), whose address is P. O. Box 27767, Richmond, VA 23261, hereby sells, transfers and conveys to JOSEPH A. YOUSEF and SHEREN S. YOUSEF, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 6225 Bent Wood Drive, Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

WITNESS my hand and seal this 28th day of July, 2008.

GRANTOR:

SunTrust Mortgage, Inc.

By: Annette Holman-Foreman

Printed Name: Annette Holman-Foreman

Title: Vice President

STATE OF Virginia

PIN NO: 164-10-0A-280.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

City
~~COUNTY~~ OF Richmond

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Annette Holman-Formon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the Vice President of SunTrust Mortgage, Inc., and that the foregoing instrument was executed on behalf of said corporation pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this 28 day of July, 2008.

[Affix Notary Seal]

LORAY V. PAIGE
Notary Public
Commonwealth of Virginia
7111403
My Commission Expires Oct 31, 2011

SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/31/2011

LORAY V. PAIGE NOTARY PUBLIC COMMONWEALTH OF VIRGINIA

OATH OF CONSIDERATION

STATE OF Pennsylvania
COUNTY OF Washington

The actual consideration or value, whichever is greater, for this transfer is $138,000.00.

AFFIANT

Affiant signature

Subscribed and sworn to under oath before me, this 19 day of August, 2008.

[Affix Notary Seal]

NOTARIAL SEAL
ERNEST G LOVELACE
Notary Public
CECIL TWP, WASHINGTON COUNTY
My Commission Expires Jul 12, 2009

SIGNATURE OF NOTARY PUBLIC
My commission expires: 7-12-2009

EXHIBIT A

[Legal Description]

A certain tract or parcel of land lying and being in Davidson County, State of Tennessee, described as follows, to-wit: Being Lot No. 393 on the Plan of Final Plat of Village Seven, Summerfield Subdivision, as shown by plat appearing of record in Instrument No. 20041130-0142175, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Document No. 20071206-0141378 on December 6, 2007.

PIN NO: 164-10-0A-280.00

STREET ADDRESS:

6225 Bent Wood Drive, Antioch, TN 37013