STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $57,000.00.

Subscribed and sworn to before me this 29 day of October, 2008.

My Commission Expires: 1/11/11

Affiant

Notary Public



Davidson County DEEDWARR
Recvd: 11/05/08 12:26 2 pgs
Fees:13.00 Taxes:210.90
20081105-0110111

SPECIAL WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TAYLOR TITLE & ESCROW, INC.
51 CENTURY BLVD., SUITE 130
NASHVILLE, TENNESSEE 37214

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
DONNIE REED ~~1422 BAIN DRIVE~~ 1165 Windsor Drive ~~MADISON, TN 37115~~ Gallatin, TN 37066 MAP & PARCEL NO. 034-10-0/065.00	SAME AS NEW OWNER

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

U. S. BANK, NATIONAL ASSOCIATION,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

DONNIE REED, AND WIFE, SHEILA REED

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 42 on the plan of Stanley heights, of record in Book 3300, page 74, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to U S Bank National Association as Trustee by Trustee's Deed from Aaron Squyres as Successor Trustee and Billy Glass as Co-Trustee, dated May 28, 2008 and filed of record on May 30, 2008, in Instrument No. 20080530-0055465, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: *1422 BAIN DRIVE, MADISON, TN 37115*

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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, *BUT THIS WARRANTY DEED IS LIMITED TO THE TIME IN WHICH SAID REAL ESTATE WAS LAWFULLY SEIZED AND POSSESSED BY GRANTORS HEREIN AND DOES NOT EXTEND TO ANY PREVIOUS TIME THERETO.* 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 OUR HANDS THIS 12 DAY OF SEPTEMBER, 2008.

U. S. BANK, NATIONAL ASSOCIATION

By: JP Morgan Chase Bank, NA

by: Bob Suhre
Assistant Vice President

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Bob Suhre, who, upon oath, acknowledged him/herself to be the AVP of JP Morgan Chase Bank, NA, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that JP Morgan Chase Bank, NA executed the within instrument for the purposes therein contained and who further acknowledged that JP Morgan Chase Bank NA is the attorney-in-fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at office on this the 12 day of September, 2008.

My Commission Expires: 01.08.2012

TERI A. WEBERLING
Notary Public, State of Texas
My Commission Expires
January 08, 2012

Notary Public

==========
SPECIAL WARRANTY DEED
==========