WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$180,000.00~~ $185,000.00

Affiant

Subscribed and sworn to before me, this 15th day of April, 2009.

Notary Public

MY COMMISSION EXPIRES: 5/8/2012

SANDY MEYER NOTARY PUBLIC (AFFIX SEAL) LARGE DAVIDSON COUNTY TN

BILL GARRETT, Davidson County
Trans: T20090027697 DEEDWARR
Recvd: 04/28/09 10:03 2 pgs
Fees: 13.00 Taxes: 684.50
20090428-0038143

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Connie F. Humphreys	New Owner	126-16-O-A
(NAME)	(NAME)	(MAP)
1437 Bending River		415.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, I/we, American Security Bank & Trust Company, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Connie F. Humphreys, a single woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Lot No. 548, on the Plan of Final Plat Parkview at Riverwalk, Phase 1, A Cluster Lot Development, of record in Instrument No. 20050215-0016985, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to American Security Bank & Trust Company, by Substitute Trustees's Deed from Stephen C. Baker, Substitute Trustee, of record in Instrument No. 20080625-0065281, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 1437 Bending River, Nashville, Tennessee 37221

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 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/our hand(s) this 15th day of April, 2009.

American Security Bank & Trust Company

By: Richard Bobo
Richard Bobo, Sr. Vice President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Richard Bobo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Sr. Vice President of American Security Bank and Trust Company, the within named bargainor, a corporation, and that he as such Sr. Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Sr. Vice President.

Witness my hand and seal, this 15th day of April, 2009

Notary Public

My commission expires: 9/3/2012

