WARRANTY DEED BOX 10-A	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $216,000.00 Affiant Subscribed and sworn to before me, this 6th day of May, 2009 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 7, 2011

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

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

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott K. Schultz	SunTrust Mortgage Inc.	126-16-O-A
(NAME)	(NAME)	(MAP)
1325 Westvale Drive	401 Commerce Street, Suite 6100	680.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37221	Nashville, TN 37219	
(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 and Trust Company, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Scott K. Schultz and spouse, Andrea M. Schultz, 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. 587, on the Plan of Parkview at Riverwalk, Phase 2, of record in Instrument No. 20061101-0135728, 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 and Trust Company, by Substitute Trustee's Deed from Stephen C. Baker, Substitute Trustee, of record in Instrument No. 20080625-0065284, 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: 1325 Westvale Drive, 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.

BILL GARRETT, Davidson County
Trans:T20090030654 DEEDWARR
Recvd: 05/08/09 09:41 2 pgs
Fees:13.00 Taxes:799.20
20090508-0042486

Witness my/our hand(s) this 6th day of May, 2009.

American Security Bank and Trust Company

By: Richard Bobo Sr. V.P
Richard Bobo, Sr. Vice President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Richard Bobo, with whom I am personally acquainted and who upon his 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, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Richard Bobo, as such Sr. Vice President.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 6th day of May, 2009.

Judy S. Wells
Notary Public

My Commission Expires: 9/3/2012

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN