Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

CHRISTINA M. READ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $113,000.00

Affiant

Subscribed and sworn to before me, this 30th day of July, 2009.

Notary Public
My commission expires:

02-0907-46627

Address of New Owner:	Send Tax Bills to:	Tax Information
Zinnia Martinez 129 Dodge Drive Nashville TN 37210	SUNTRUST MORTGAGE, INC. P.O. BOX 57028 IRVINE, CA 92619-7028	119-03-0-034.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, William Ladd Williams and Stephanie Williams fka Stephanie Mullenax, husband and wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Zinnia Martinez, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 5, on the Plan of Crescent Heights, of record in Book 2331, Page 106, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William Ladd Williams and Stephanie Mullenax by deed from James Robert Adamson, married, dated September 19, 2003, recorded October 2, 2003, of record in Instrument No. 20031002-0145377, Register's Office for Davidson County, Tennessee. The parties having since married.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 129 Dodge Drive, Nashville, TN 37210

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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:T20090052446 DEEDWARR
Recvd: 08/03/09 15:02 2 pgs
Fees:13.00 Taxes:418.10
20090803-0072570

WITNESS my hand this 30th day of July, 2009.

William Ladd Williams

Stephanie Mullenax Williams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William Ladd Williams and Stephanie Mullenax Williams, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 30th day of July, 2009.

State of Tennessee at Large

My Commission expires: 1/23/10

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON