Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

RETURN TO / PREPARED BY:
First Title and Escrow Company, Inc.
2000 Richard Jones Rd., Ste. 110
Nashville, TN 37215
FTEC File # 26845
(Davidson County File Box 9-B)

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $350,000.00

Affiant

Subscribed and sworn to before me, this 4th day of August, 2009.

Notary Public
My commission expires:

05-0907-64688

Address of New Owner:	Send Tax Bills to:	Tax Information
Brian Scott 1817 Kaylee Meadow Lane Hermitage TN 37076	SunTrust Mortgage Inc. 901 Semmes Avenue Richmond, VA 23224	98-13-0-C-106.00

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, Eugene D. Howland and Mary Howland, as Trustees of the Eugene and Mary Howland Living Trust Under Trust Instrument dated January 21, 2004, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Brian Scott and wife, Jamie Scott, 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. 117, on the Plan of Phase Four, Section One, The Meadows of Seven Points, of record in Instrument No. 20040227-0022425, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Eugene D. Howland and Mary Howland, as Trustees of the Eugene and Mary Howland Living Trust Under Trust Instrument dated January 21, 2004 by deed from John H. Halvorson and wife, Tamara A. Halvorson, dated May 25, 2006, recorded June 2, 2006, of record in Instrument No. 20060602-0065429, Register's Office for Davidson County, Tennessee.

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 1817 Kaylee Meadow Lane, Hermitage, TN 37076

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:T20090053722 DEEDWARR
Recvd: 08/06/09 14:06 2 pgs
Fees:13.00 Taxes:1295.00
20090806-0074097

WITNESS my hand this 3rd day of August, 2009.

Eugene D. Howland TTEE
Eugene D. Howland, Trustee

Mary L. Howland TTEE
Mary Howland, Trustee

STATE OF Missouri
COUNTY OF Camden

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Eugene D. Howland and Mary Howland, Trustees of the Eugene and Mary Howland Living Trust Under Trust Instrument dated January 21, 2004, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal at Bank Star One, Osage Beach, this 3rd day of August, 2009.

R Gilleland
Notary Public Notary Seal
State of Missoun County of Camden
My Commission Expires 11/12/2012
Commission # 08678517

R Gilleland
Notary Public at Large

My commission expires: 11/12/12