SPECIAL WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Larry Shelton
Affiant

Subscribed and sworn to before me this 30th DAY OF October, 2009.

Notary Public

MY COMMISSION EXPIRES: 9/3/12
(AFFIX SEAL)

ADAM LAFEVOR NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

G-SD-09-0112

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Shelton	Larry Shelton (NAME)	
112 Lindy Murff Court (ADDRESS)	1512 Elmwood Ave (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville TN 37212 (CITY) (STATE) (ZIP)	162-3-59.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we AMERICAN GENERAL FINANCIAL SERVICES, INC., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto LARRY SHELTON, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 191, ANTIOCH PARK, SECTION 3, as shown on plat of record in Plat Book 4460, Page 25, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to American General Financial Services, Inc. by Trustee's Deed from Kevin Jones, Trustee, recorded on the 25th day of June, 2009 in Instrument No. 20090625-0059087, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing Restrictions and Easements as shown of record including those in Plat Book 4460, Page 25; Covenants, Conditions and Restrictions of record in Book 4519, Page 933, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 112 Lindy Murff Court, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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. Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Special Warranty Deed. 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 30th day of October, 2009.

American General Financial Services, Inc.

By: _____
Thomas J. Crance

Title: Asst. Vice President

AMERICAN GENERAL FINANCIAL SERVICES SEAL

BILL GARRETT, Davidson County
Trans:T20090074919 DEEDWARR
Recvd: 11/03/09 12:55 2 pgs
Fees:13.00 Taxes:103.60

20091103-0101468

STATE OF Indiana
COUNTY OF Vanderburgh

On this the 30th day of October, 2009, before me personally appeared Thomas J. Crasiee, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Asst. Vice President (title) of American General Financial Services, Inc., the within named bargainor, a corporation, and that he/she as such Asst. Vice President (title) executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th day of October, 2009.

Beverly J. Kuhs
Notary Public

My Commission Expires: 3-14-15

SEAL

BEVERLY J. KUHS
Resident of Vanderburgh County, IN
Commission Expires March 14, 2015

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903