SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20090081543 DEEDWARR
Recvd: 12/02/09 15:20 2 pgs
Fees:13.00 Taxes:802.90
20091202-0110442

JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

File No.: DSE-09-1738

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $217,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF NOVEMBER, 2009.

Notary Public

MY COMMISSION EXPIRES: 7-2410

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
1812 Broadway, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James G. Snyder	NEW OWNER	
(NAME)	(NAME)	
101 Sloan Rd.		**117-11-104.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Renasant Bank, (herein referred to as Grantor) has this day bargained and sold, and does hereby transfer and convey unto the said James G. Snyder, , the Grantee herein, its (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot 18B, GLEN ECHO SUBDIVISION, RESUBDIVISION OF LOT 18, as shown on plat of record in Instrument No. 20060502-0050215, 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 Renasant Bank by Successor Trustee's Deed from David W. Houston, IV, Successor Trustee, recorded on the 16th day of June, 2009 in Instrument No. 20090616-0056058, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This is improved property, known as *1738 Hillmont Drive, Nashville TN 37215*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee its (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, its (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor.

Whenever 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 hand this 25th day of November, 2009, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Renasant Bank

BY: ATTEST:

Fred Wyatt, Executive Vice President

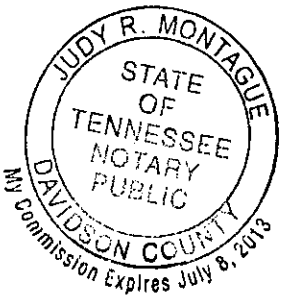
Rob Bearden, Special Assets Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 25th day of November, 2009, before me personally appeared Fred Wyatt, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Executive Vice President of Renasant Bank, the within named bargainor, a corporation, and that he as such Executive Vice President executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 25th day of November, 2009.

Judy R. Montague
Notary Public
My Commission Expires:

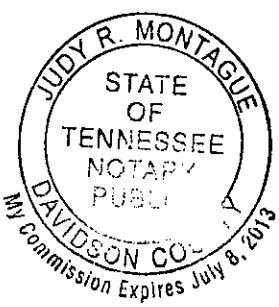


STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 25th day of November, 2009, before me personally appeared Rob Bearden, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Special Assets Officer of Renasant Bank, the within named bargainor, a corporation, and that he as such Special Assets Officer executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 25th day of November, 2009.

Judy R. Montague
Notary Public
My Commission Expires:



Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212