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

Return to:
Foundation Title and Escrow, LLC
9045 Carothers Parkway, Suite 202
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Williamson
The actual consideration or value, whichever is greater, for this transfer is $148,500.00

Lisa Sheppard
Affiant

Subscribed and sworn to before me, this 29th day of April, 2010.

Laurie M Harris
Notary Public
My commission expires: 12-10-2012

LAURIE M. HARRIS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

05-1004-64934

Address of New Owner:	Send Tax Bills to:	Tax Information
Daniel S. Reagan 321 Isaac Drive Goodlettsville TN 37072	Regions Bank dlbla Regions mtg 2050 Parkway Office Birmingham AL 35244	018-03-0-036.00

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, Jewel Horton erroneously referred to as Jewell Horton in prior deed of record, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Daniel S. Reagan and wife, Peta Ann Reagan, 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. 74, on the Plan of Connell Estates, Section 3, of record in Book 3600, Page 31, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Jewell Horton, single by Special Warranty Deed from Bank of New York as Trustee for the Certificate Holders of CWABS 2004-S&D3, dated September 10, 2008, recorded September 23, 2008, of record in Instrument No. 20080923-0096766, Register's Office for Davidson County, Tennessee.
>
> Jewel Horton and Jewell Horton are one and the same person.
>
> 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 321 Isaac Drive, Goodlettsville, TN 37072

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.

Davidson County DEEDWARR
Recvd: 05/12/10 09:16 3 pgs
Fees:18.00 Taxes:549.45
20100512-0036393

WITNESS my hand this 29th day of April, 2010.

Jewel Horton 4-29-2010

Jewel Horton

STATE OF TENNESSEE
COUNTY OF SUMNER

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

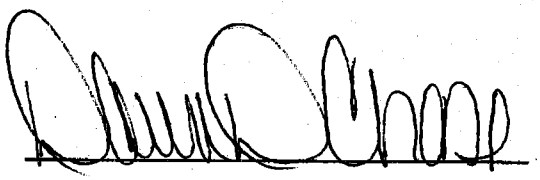
Witness my hand in Hendersonville, TN, this 29th day of April, 2010.

State of Tennessee at Large

My Commission expires

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: 5/22/2010

I, Dawn D Chase do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

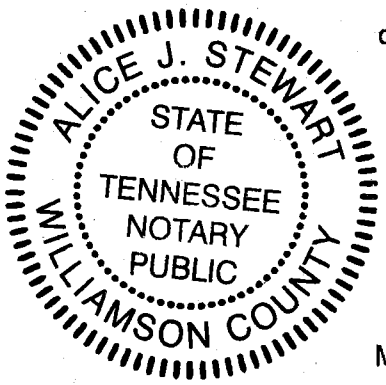


Signature

State of TN

County of Williamson

Personally appeared before me, Alice J. Stewart, a notary public for this county and state, (Dawn D. Chase who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Alice J Stewart

Notary's Signature

MY COMMISSION EXPIRES: 6/5/12.

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).