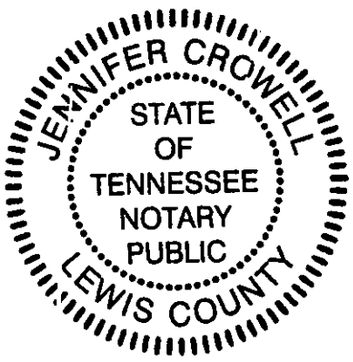


STATE OF TENNESSEE }

COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,500.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 23rd DAY OF November, 2011.

NOTARY PUBLIC

My Commission expires: 3/18/14

THIS INSTRUMENT PREPARED BY:

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Peter Lewis	US Bank	176-1B-31CO
(NAME)	(NAME)	
120 Sophie Drive	3180 Rider Trail South	
(ADDRESS)	(ADDRESS)	
Anitoch, TN 37013	Earth City, MO 63045	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Special Warranty Deed

For and in Consideration of the sum of TEN AND N0/100 DOLLARS ($10.00) and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged,

REGIONS BANK, AN ALABAMA BANKING CORPORATION

(herein called "Grantors"), have GRANTED, SOLD and CONVEYED and by these presents do GRANT, SELL and CONVEY unto

PETER LEWIS

(herein called "Grantees"), the real property situated in DAVIDSON County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 133 on the Plan of Maxwell Place P.U.D. of record in Instrument No. 20050418-0042714, corrected in Instrument No. 20050614-0067855, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Regions Bank, Successor by Merger with Regions Mortgage, Inc by Substitute Trustee's Deed of record in Instrument No. 20110427-0032030; dated April 22, 2011; said Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to J. Phillip Jones appointed as Successor Trustee by note holder, Regions Bank of record in Instrument No. 20110317-0020842, in the Register's Office for said County.

And furthermore being the same property conveyed to Gilberto Diaz and Nancy Diaz (a/k/a Nancy C Diaz), Husband and Wife by Warranty Deed from Beazer Homes Corporation, a Tennessee Corporation of record in Instrument No. 20071002-0117238; dated 9/25/07; said Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20110076683 DEEDWARRSP
Recvd: 12/05/11 14:02 2 pgs
Fees:13.00 Taxes:508.65
20111205-0094691

To have and to hold the Subject Property together with all and singular the rights and appurtenances thereto belonging, unto Grantees, their heirs and assigns forever. The Grantors covenant that they are seized and possessed of the above described property, and have the right to convey it, and Grantors does hereby bind themselves, their heirs and assigns, to WARRANT AND FOREVER DEFEND all and singular the Subject Property unto the Grantees, their heirs and assigns, against every person whosoever lawfully claims the Subject Property or any part thereof by, through or under Grantors, but not otherwise.

AND THE GRANTOR, DOES HEREBY COVENANT with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming, by, through, or under it, but against none other.

GRANTOR makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantees have inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.

In Witness Whereof, the Grantors have caused this instrument to be executed this 22nd day of November, 2011.

REGIONS BANK, AN ALABAMA BANKING CORPORATION

By: _____
Joe Terrill, Vice President

REGIONS BANK CORPORATE SEAL AN ALABAMA BANKING CORPORATION

ACKNOWLEDGMENTS:

STATE OF MS
COUNTY OF Forrest

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Joe Terrill, Vice President, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon _____ oath acknowledged Joe Terrill to be the Vice President of the within named bargainor, a corporation, and that Vice President as such Vice President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said V.P. as such V.P.

Witness my hand and official seal on this the 22nd day of November, 2011.

STATE OF MISSISSIPPI JEFFERY M. MAYSEAR ID# 92252 NOTARY PUBLIC My Commission Expires Feb. 4, 2013 FORREST COUNTY

Notary Public

My Commission Expires: 2/4/13