WARRANTY DEED

TRUDY STAFFORD
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

R-KW-12-5133

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,900.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF April, 2012

Notary Public

MY COMMISSION EXPIRES: 6/16/15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roman Vasquez	Same	
5133 Ryan Allen Circle	(NAME)	
(ADDRESS)	(ADDRESS)	
Whites Creek, TN 37189		41-1-A-59.00CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we NATHAN A. SCHEIB AND JAMI L. SCHEIB, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ROMAN VASQUEZ AND KRISTIN SABATA VASQUEZ, HUSBAND AND WIFE, hereinafter called the Grantee(s), 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 NO. 56 ON THE PLAN OF COBBLESTONE CREEK, PHASE TWO FIRST REVISION OF RECORD IN INSTRUMENT NUMBER 20060612-0069609, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO NATHAN A. SCHEIB AND JAMI L. SCHEIB, HUSBAND AND WIFE BY DEED FROM NVR, INC., A VIRGINIA CORPORATION T/A FOX RIDGE HOMES OF RECORD IN INSTRUMENT NUMBER 20061009-0125128, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED OCTOBER 5, 2006.

THIS CONVEYANCE IS SUBJECT TO A) 2012 PROPERTY TAXES AND SUBSEQUENT; B) INSTRUMENTS OF RECORD IN INSTRUMENT NUMBER 200606120069609; INSTRUMENT NO. 200412080146322; INSTRUMENT NO. 200412080146322; INSTRUMENT NO. 200412080146324; BOOK 2493, PAGE 137; INSTRUMENT NO. 20040304-0024829; INSTRUMENT NO. 20110916-0072157; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 5133 Ryan Allen Circle, Whites Creek, Tennessee 37189
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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: T20120032079 DEEDWARR
Recvd: 05/02/12 11:10 2 pgs
Fees: 13.00 Taxes: 499.13
20120502-0037548

Witness my/our hand(s) this 30th day of April, 2012.

Nathan A. Scheib

Jami L. Scheib

STATE OF Tennessee
COUNTY OF Davidson

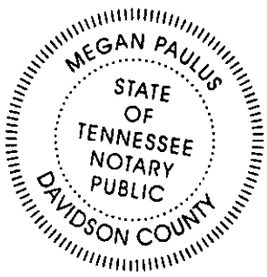
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nathan A. Scheib and Jami L. Scheib, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th day of April, 2012.

Notary Public

My Commission Expires: 1-9-16

(SEAL)



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