NEW OWNER:

Shamshudeen Hosein
148 Bonnafield Drive
Hermitage, Tennessee 37076

SEND TAX BILLS TO:
NEW OWNER

Map 074
Group 08-0
Parcel 164.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave.
Lebanon, TN 37087
FILE NO: 12-0774

BILL GARRETT, Davidson County
Trans:T20120078339 DEEDWARR
Recvd: 10/16/12 08:17 2 pgs
Fees:13.00 Taxes:440.30
20121016-0094493

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Nineteen Thousand and 00/100 Dollars ($119,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **JIMMY COMMER and BOBBY BEADLE, Tenants In Common** ("Grantor") have this day bargained and sold and by these presents does hereby transfer and convey unto **SHAMSHUDEEN HOSEIN,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Smith** County, Tennessee, bound and described as follows, to-wit:

To a certain tract or parcel of real estate in Davidson County, Tennessee, described as follows to-wit: Land in Davidson County, Tennessee, being Lot No. 905 on the Plan of Hermitage Hills Subdivision, Section Eight, as of record in Book 3600, Page 24, Register's Office for said County. Said Lot No. 905 fronts 75 feet on the south side of Bonnafield Drive and extends back 158.42 feet on the west line and 182.87 feet on the east line to a dead line on the rear measuring 114.75 feet thereon.

Being the same property conveyed to Jimmy Commer, single and Bobby Beadle, married by Special/Limited Warranty Deed from Bank Of America, N.A., as Trustee for Structured Asset Investment Loan Trust, Mortgage Pass-Through Certificates, Series 2004-7, by American Home Mortgage Servicing, Inc., as Attorney In Fact, dated January 10, 2012 and of record in Instrument No. 20120123-0006279, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 148 Bonnafield Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free,

clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 12th day of October, 2012.

JIMMY COMER

BOBBY BEADLE

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, JIMMY COMMER AND BOBBY BEADLE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument.

WITNESS my hand and official seal at office this 12th day of October, 2012.

NOTARY PUBLIC

My commission expires: 6-2-2013

TODD A. TRESSLER, II
NOTARY PUBLIC
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$119,000.00.**

AFFIANT

Sworn to and subscribed to before me this 12th day of October, 2012.

NOTARY PUBLIC

My commission expires: 6-2-2013

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY