{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{Christine M. Schaffer	{Peoples Home Equity	}
{1535 Mohawk Trail	{ 150 N. Seven Oaks	} Map and Parcel
{Madison, TN 37115	{ Knoxville, TN 37922	} 06302003800
{	{	}

{This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner {Avenue, Suite 201, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Justin Cutler, a single person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Christine M. Schaffer, a single person** (The "Grantee"), her heirs and/or assigns certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 150 on the Map of Nawakwa Hills POWWOW Addition, Section No. 5, of record in Book 974, page 26, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Justin Cutler by Special Warranty Deed from The Bank of New York Mellon fka The Bank of New York as Trustee for the Certificate holders of the CWALT, Inc., Alternative Loan Trust 205-J4, Mortgage Pass-Through Certificates, Series 2005-J4 of record in Instrument Number 20120907-0081134, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. Taxes for the year 2013 and subsequent years.
2. Any and all matters appearing as shown on plat of record in Plat Book 974, page 26, said Register's Office for Davidson County, Tennessee.

[STATE OF TENNESSEE]
[COUNTY OF ~~DAVIDSON~~] Wilson

The actual consideration or value, whichever is greater for this transfer is $108,500.00.

Affiant

Subscribed and sworn to before me this 11th day of January, 2013.

Notary Public

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

My Commission Expires: 4-20-2015

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, her heirs and/or assigns, forever.

BILL GARRETT, Davidson County
Trans:T20130005822 DEEDWARR
Recvd: 01/22/13 12:42 2 pgs
Fees:13.00 Taxes:401.45

20130122-0006914

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and/or assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and/or assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 16th day of January, 2013.

Justin Cutler

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Justin Cutler with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of January, 2013.

Notary Public

My Commission Expires: 1-24-15

STATE OF TENNESSEE NOTARY PUBLIC
MCMILLEN
DICKSON COUNTY