Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 889-5882 Fax (615) 889-5543

WARRANTY DEED

GREGG W. CLARKE
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.

MY COMMISSION EXPIRES:
JANUARY 28, 2006

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $159,999.00

Scott Cochran
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE September 18 2003

Notary Public

MY COMMISSION EXPIRES:.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott Cochran	SAME	131-06-0-G-307.00CO
(NAME)	(NAME)	
307 Ashlawn Ct.	SAME	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Thomas G. Cooke**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Scott Cochran bachelor, as his sole & separate property, Scott Cochran, an unmarried man**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 307 on the Plan of Burton Hills, Village of Ashlawn, a Condominium, created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, as of record in Book 7076, page 696, Register's Office for said County, together with the undivided percentage interest in the Common Elements Appurtenant to said Unit, as set forth in Exhibit C of said Master Deed reference is hereby made to the plat of Burton Hills, Village of Ashlawn, a Condominium, as set forth in Exhibit B of said Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to Thomas G. Cooke, unmarried by Deed from Richard C. Bangs, Jr. unmarried dated 4/20/00, of record in Instrument # 200004250040817, Register's Office for Davidson County, Tennessee.

This is improved ☒ unimproved property, known as 307 Ashlawn Ct., Nashville, TN 37215

(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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.

Witness our/my hands this 9/19/03.

Thomas G. Cooke

Davidson County DEEDWARR
Recvd: 09/24/03 10:32 2pgs
Fees:13.00 Taxes:592.00

20030924-0141351

STATE OF TENNESSEE

COUNTY OF Williamson

Before me, a Notary Public, personally appeared Scott Cockrell the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he/she/they executed the foregoing Warranty Deed as the Grantor for the purposes contained therein. Witness my hand and official seal at Williamson County, Tennessee this 18th day of January, 2006.

Commission expires:

GREGG W. CLARKE
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.

MY COMMISSION EXPIRES:
JANUARY 28, 2006

Notary Public