Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #04-1250

Davidson County DEEDWARR
Recvd: 07/22/04 09:21 2pgs
Fees:13.00 Taxes:1591.00
20040722-0087647

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Frank C. Vestal and wife, Linda J. Vestal, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Bruce J. Cooil and Coleen Quinn-Cooil, Husband and Wife, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Lot Number 28 on the Plan of Section Three, Oak Hill Estates, of record in Plat Book 4860 at page 3,4,5, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Frank C. Vestal and wife, Linda J. Vestal by deed dated December 22, 1994 of record in Book 9559, page 665, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 897 Lakemont Drive, Nashville TN 37220.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 15th day of July, 2004

Frank C. Vestal

Linda J. Vestal

State of Tennessee)
County of Davidson)

On this 15th day of July, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Frank C. Vestal and Linda J. Vestal, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-30-05

KENNETH M. ALLEN NOTARY PUBLIC AT LARGE DAVIDSON CO., TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 430,000.00.

Bruce James Cooil
Affiant

Sworn and subscribed before me on this the 15th day of July, 2004.

Notary Public

My Commission Expires: 3/25/2006

TAMI A. BOSCHEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Bruce J. Cooil	Suntrust Mortgage, Inc.	160-9-27
897 Lakemont Drive	201 Fourth Avenue N/7th Floor	
Nashville, TN 37220	Nashville, TN 37219	