STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $143,000.00

Lowell F. Martin III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of August, 2005.

Mitchell A. Watts
Notary Public

MY COMMISSION EXPIRES: October 12, 2005.
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/18/05 14:39 2 pgs
Fees:13.00 Taxes:529.10
20050818-0098689

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

THIS INSTRUMENT WAS PREPARED BY
Mitchell A. Watts, Attorney at Law, 2400 Crestmoor Road Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP
Lowell F. Martin, III	Countrywide Home Loans, Inc.	143-03-0 B
6921 Highland Park Drive	3011 Armory Drive Suite 120	GROUP
Nashville, Tennessee 37205	Nashville, Tennessee 37204	PARCEL 036.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ***** One Hundred Forty Three Thousand Dollars and Zero Cents ($143,000.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Darren K. Cockrel, married, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Lowell F. Martin, III, a single person, hereinafter called the Grantee, his/her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit.

BEING Unit No. 6921, Harpeth Glen Condominiums, Phase Three, of record in Plat Book 4675, page 64, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Darren K. Cockrel by deed dated August 3, 2001, from Faye E. Edwards, unmarried, of record as Instrument No. 20010807-0084971 in the Register's Office for Davidson County, Tennessee.

Jennifer Cockrel, spouse of Darren K. Cockrel, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This conveyance is expressly made subject to: (1) reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto; (2) all matters shown on the plan of record, and (3) property taxes for the current year which have been prorated between the parties herein and assumed by the Grantee herein.

This is:

unimproved ☐

improved ☒ property known as 6921 Highland Park Drive, Nashville, Tennessee 37205

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, his/her heirs and assigns forever; and I do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his/her 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 my hand this 17th day of August, 2005.

Jennifer Cockrel

Jennifer Cockrel

Darren K. Cockrel

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Mitchell A. Watts, a Notary Public in and for said County and State, the within named Darren K. Cockrel,* the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ** executed the within instrument for the purposes therein contained. *and Jennifer Cockrel **they

Witness my hand and official seal at Nashville, Tennessee this 17th day of August, 2005.

Commission expires: October 12, 2005

Mitchell A. Watts Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee