WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

Connie L. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2005.

Notary Public

MY COMMISSION EXPIRES: 2-23-08
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 09/02/05 14:49 2 pgs
Fees:13.00 Taxes:740.00
20050902-0105946

MARY ANNE HARDAWAY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 379 East Main Street
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark A. Cole	Legendary Home Loans, Inc.	
(NAME)	(NAME)	
3368 Bell Road	1143 Columbia Ave	108-12-B-195
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214	Franklin, TN 37065	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20052341

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, **I, Mike James, an ~~un~~married man**, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto **Mark A. Cole and Amy E. Cole**, 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. :

BEING Lot No. 3 on the plan of Phase 1-A, Section 1-A, Harborview, of record in Plat Book 7900, Page 862, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Property known as: 3368 Bell Road, Nashville, Davidson County, Tennessee, 37214.

BEING the same property conveyed to Mike James, an unmarried man by Deed from Steven A. Allison and Lolanda R. Allison dated June 22, 2000 of record in Instrument Number 200006260063238, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3368 Bell Road, Nashville, TN 37214

(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 I do covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used any gender shall be applicable to all genders.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my hand this 31st day of August, 2005.

Mike James
Mike James

STATE OF TENNESSEE

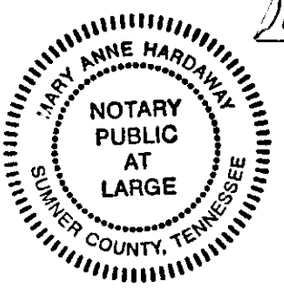
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Mike James, an unmarried man, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of

satisfactory evidence, and who acknowledged that Mike James, an unmarried man executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Springfield~~ Nashville, Tennessee this 30th day of August, 2005.

Commission expires: 2-23-08



Notary Public