THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
2525 West End Avenue, Suite 350
Nashville, TN 37203

Davidson County DEEDWARR
Recvd: 02/06/06 09:02 2 pgs
Fees:13.00 Taxes:292.30
20060206-0014184

Our File Number: 23090N

MAP/GROUP/PARCEL: 72-12/287

NEW OWNER'S NAME AND ADDRESS:
LEONARD U COLEMAN & PATRICIA COLEMAN
~~1910 UPLAND DRIVE~~ 126 Hillside Drive
~~Nashville, TN 37216~~ Hendersonville, TN 37075

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, GREGORY SHELL, a unmarried man, hereinafter called Grantor, does hereby transfer and convey unto, LEONARD U COLEMAN and wife, PATRICIA COLEMAN, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 144, on the Plan of Burchwood Gardens, Section II, as shown on plat of record in Plat Book 2900, page 66, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 144 fronts 78.44 feet on the southerly margin of Upland Drive and extends back 145.8 feet on the easterly line and 146.02 feet on the westerly line to a dead line in the rear, measuring 86.6 feet thereon.

The subject property is improved property known as 1910 UPLAND DRIVE, Nashville, TN 37216.

BEING the same property conveyed to Grantor herein by deed of record in Book 11321, Page 699, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with Grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

GREGORY SHELL

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, GREGORY SHELL, a unmarried man, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Madison, Tennessee on this the 31st day of January, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/30/06

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $79,000.00.

AFFIANT

Sworn to and subscribed before me, this the 31st day of January, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/30/06

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY