WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/08/06 15:03 2 pgs
Fees:13.00 Taxes:490.25
20060208-0015890

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FORTHIS TRNSFER IS $132,500.00

Melissa Woodward
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 30TH DAY OF JANUARY, 2006

Lisa M. Vaske
NOTARY PUBLIC

MY COMMISION EXPIRES 3/17/07
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE LISA M. VASKE SUMNER COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 109 CUDE LANE MADISON TN 37115

Address New Owner(s) As Follows:	Send Tax Bills To:	Map and Parcel Number:
Charles Jason Jones	Same	
~~402 Bonnawood Drive~~ 135 Public Square	Same	074.12-0-025.00
~~Hermitage, TN 37076~~ Lebanon TN 37087		
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN 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, **Ricky H. Cooper and wife, Kelly J. Cooper** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **Charles Jason Jones** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN PARCEL OR TRACT OF LAND IN **Davidson** County, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 608on the plan of Hermitage Hills, Section 6, of record in Book 3300, Page 10, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Ricky H. Cooper and wife, Kelly J. Cooper by Warranty Deed from Beth A. Keegan dated 10/19/98 and filed for record 11/19/98 in Book 11212, Page 130, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Plat Book 3253, page 261, said Register's Office.

( )Unimproved
This is (X)Improved property known at: **402 Bonnawood Drive**
Hermitage, TN 37076

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 not 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 ever 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 my hand this 30th day of **January, 2006**

Ricky H. Cooper

Ricky H. Cooper

Kelly Jo Cooper

Kelly J. Cooper

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Lisa M. Vaske a Notary Public in and for said County and State, the within named ~~bargainor, within named~~ bargainor Ricky H. Cooper, with whom I am personally aquainted or

proved to me on the basis of satisfactory evidence,
and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson County, Tennessee
This 30th day of January, 2006

Notary Public

My Commission Expires: 3/17/07

LISA M. VASKE
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

Before me the undersigned, a Notary Public for the State and County aforesaid, person_____ the within named bargainor, and that sh being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Corporation by herself as

Witness my hand and seal, at office in Brentwood, Tennessee, this 31st day of January, 2006

Notary Public

My Commission Expires:_____

LISA M. VASKE
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN