WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/31/06 08:54 2 pgs
Fees:13.00 Taxes:407.00

20060731-0091899

KEVIN D. MUNSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 11/24/07

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sharon H. Marshall	PRIMETRUST BANK	Map 161-4
(NAME)	(NAME)	Parcel 117
383 Strasser Drive	7651 Highway 70 South	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37221	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, WE, **JOHN M. MALONE AND WIFE, KAREN MALONE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHARON H. MARSHALL, UNMARRIED,** 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:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Tusculum Fields of record in Plat Book 2330, page 16, 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 John M. Malone, unmarried, by deed from Wilma H. Holladay, widow, of record in Book 10683, page 100, said Register's Office. John M. Malone has since married. Karen Malone joins in executing this deed to convey any marital interest she may have in said property.

This conveyance is subject to (a) 2006 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 2330, page 16, said Register's Office; (c) easement of record in Book 6342, page 446, said Register's Office; and (d) restrictive covenants of record in Book 2495, page 365 and Book 6616, page 624, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 383 Strasser Drive, Nashville, Tennessee 37211

(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 we do 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 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, 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 28th day of July, 2006.

John M. Malone

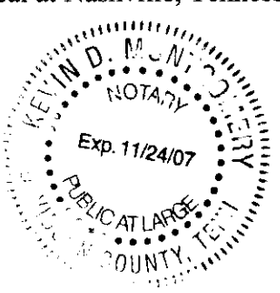
Karen Malone by John M. Malone,
Her Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John M. Malone, the bargainor, with whom I am personally acquainted 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 Nashville, Tennessee this 28th day of July, 2006.

Commission expires:



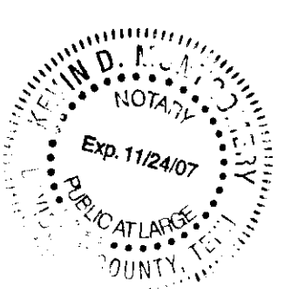
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of July, 2006, before me personally appeared John M. Malone, to me known to be the person who executed the foregoing instrument on behalf of Karen Malone and acknowledged that he executed the same as the free act and deed of Karen Malone.

Witness my hand and official seal at Nashville, Tennessee this 28th day of July, 2006.

Commission expires:



Notary Public