Box 8

 (Notary Stamp)	**STATE OF TENNESSEE** **COUNTY OF WILLIAMSON** The actual consideration or value, whichever is greater, for this transfer is $695,000.00 Affiant Subscribed and sworn to before me, this 29th day of September, 2006. Notary Public Expiration of commission. 9/16/09

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 105
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/05/06 13:06 2 pgs
Fees:13.00 Taxes:2571.50
20061005-0123914

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Vineet Sharma **Camellia Koleyni**	SunTrust Mortgage Inc.	**Map 131 Group 4 Parcel 175**
1113 Frances Avenue	901 Semmes Avenue	
Nashville, TN 37204	Richmond, VA 23224	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED,

Glenn D. Tackett, Jr. and wife, Jennifer S. Tackett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Vineet Sharma and Camellia Koleyni, husband and wife

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. 29 and the westerly half of Lot No. 30 on the Map of M.N. Young's Parkview subdivision of record in Book 547, Page 173, Register's Office for Davidson County, Tennessee.

Said lot No. 29 and the westerly half of Lot No. 30 front together 150 feet on the southerly side of Frances Avenue and run back between parallel lines 164 feet to a dead line.

Being the same property conveyed to Glenn D. Tackett , Jr. and wife, Jennifer S. Tackett by Warranty Deed from Carl S. Temple and Marleen Temple and Camille Temple Brosky, dated November 21, 2003, of record in Instrument No. 20031124-0170694, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 547, Page 173, Register's Office for DAVIDSON County, Tennessee.
Sanitary Sewer Easement of record in Book 3702, Page 98, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

This is improved property known as 1113 Frances Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits. 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/our hand(s) this 29th day of September, 2006.

Glenn D. Tackett, Jr.

Jennifer S. Tackett

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, Glenn D. Tackett, Jr. and wife, Jennifer S. Tackett , the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of September, 2006.

Notary Public

My Commission Expires: 9/16/09

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: **06712-CD**
RECORD & RETURN TO:
Wilkes & Ivey, Attys.
101 Woodmont Blvd. Ste 100
Nashville, TN 37205