Space reserved for recording information:

PREPARED BY & RETURN TO:
COMMERCE UNION TITLE, LLC
5200 MARYLAND WAY STE 110
BRENTWOOD, TN. 37027

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,000.00.

Affiant

SHEILA McCORD NOTARY PUBLIC AT LARGE (Affix Seal) TENN. SUMNER COUNTY EXPIRES 03/03/2007

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 27th DAY OF OCTOBER, 2006.

Notary Public

My Commission Expires:

WARRANTY DEED

Preparer's File #-06J0529

Davidson County DEEDWARR
Recvd: 11/01/06 10:41 1 pgs
Fees:13.00 Taxes:617.90

20061101-0135560

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
Ten Cadillac Drive, Suite 150
Brentwood, Tennessee 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Darryl L. Lyles and Angela N. Lyles	Same	162-12-B-74CO
1345 Bell Road, Unite 450		
Antioch, Tennessee 37013		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, COCI CHANEL SANDERS AND HUSBAND, DEADRICK SANDERS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto DARRYL L. LYLES AND WIFE, ANGELA N. LYLES, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 14B, of Tract II on the Plan of Final Plat, Villas at Belle Parke, Phase II, a horizontal property regime, of record in Instrument No. 20020722-0087814, and as defined in the Amendment to Master Deed an By-Laws of record in Instrument No. 20040218-0018915 to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Coci Chanel Hunter by Warranty Deed from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes of record in Instrument No. 200506100066746, dated 5/25/2002, Register's Office for Davidson County, Tennessee.

Coci Chanel Hunter is now married to Deadrick Sanders now know as Coci Chanel Sanders. Deadrick Sanders joins in the execution of this instrument for the purpose of conveying his marital interest.

This conveyance is subject to any and all restrictions and easements of record.

( ) unimproved
This is (X) improved property known as **1345 Bell Road, Unite 450, Antioch, Tennessee 37013**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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/our hand(s) this **27th** day of **October**, **2006**:

Coci Chanel Sanders

Deadrick Sanders

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named COCI CHANEL SANDERS AND DEADRICK SANDERS, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 27th day of October, 2006.

AARON FORTNER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: 06/29/2010