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

Our File Number: 26315N

Davidson County DEEDWARR
Recvd: 11/30/06 10:44 2 pgs
Fees:13.00 Taxes:560.55
20061130-0147780

MAP/GROUP/PARCEL: 72-14-230

NEW OWNER'S NAME AND ADDRESS:
MARTIN L. PHARRIS
1531 DOUGLAS AVENUE
Nashville, TN 37206

SEND TAX BILLS TO:
SUNTRUST MORTGAGE, INC.
201 4TH AVENUE NORTH, 7TH FLOOR
NASHVILLE, TN 37219

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged,

COCHRAN PROPERTIES, LLC, a Tennessee limited liability company, hereinafter called Grantor, does hereby transfer and convey unto, **MARTIN L. PHARRIS, A SINGLE MAN**, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 62, on the Plan of Dr. E. T. Brown's Subdivision of Lot Nos. 21-26 inclusive, Brownsville Addition, as shown on plat of record in Plat Book 332, page 91, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

The subject property is improved property known as 1531 DOUGLAS AVENUE, Nashville, TN 37206.

BEING the same property conveyed to Grantor herein by deed of record in Instrument No. 20060731-0091812, 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 grantee. Grantor covenants with Grantee that it 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 itself, its heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

COCHRAN PROPERTIES, LLC, a
Tennessee limited liability company

By: _____
GINA COCHRAN

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GINA COCHRAN, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that he is the Chief Manager of COCHRAN PROPERTIES, LLC, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

DONE at offices in Nashville, Tennessee on this the 28th day of November, 2006.

Rachel Neal
NOTARY PUBLIC
MY COMMISSION EXPIRES:

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 $151,500.00.

_____
AFFIANT

Sworn to and subscribed before me, this the 28th day of November, 2006.

Rachel Neal
NOTARY PUBLIC
MY COMMISSION EXPIRES:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY