Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Affiant

Subscribed and sworn to before me, this 8th day of February, 2007.

Notary Public
My commission expires:

return to Creative Title and Escrow
1994 Gallatin Rd. N. Ste. 202
Madison, TN 37115

15-0612-150964

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Bobby Cole<br>126 Cherokee Place<br>Antioch TN 37013 | same | 148-07-0-120.00 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Anthony Neil Coles, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Bobby Cole, a single person, hereinafter called the Grantees, their successors 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. 1008 (erroneously referenced on prior deed as Log No. 10088), on the Plan of Section Eight, Cherokee Hills, of record in Book 4300, Page 106, Register's Office for said County, being a resubdivision of Lot No. 857-A and Reserve Parcels "B" and "D", Cherokee Hills, Section Eight, of record in Book 3700 (erroneously referenced on prior deed as Book 370), Page 154, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Anthony Neil Coles and wife, Tonette Alea Hudson by deed from Jonathan Hock and wife, Mary M. Hock, dated November 30, 1988, recorded December 1, 1988, of record in Book 7717, Page 473, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Anthony Neil Coles by Quitclaim Deed from Tonette Alea Hudson, now Tonette Alea (Abrahamin) Coles, dated November 12, 1997, recorded November 24, 1997, of record in Book 10694, Page 565, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 126 Cherokee Place, Antioch, TN 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever



Davidson County DEEDWARR
Recvd: 02/13/07 10:18 2 pgs
Fees:13.00 Taxes:518.00
20070213-0018177

defend the title to said land to 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 8th day of February, 2007.

Anthony Neil Coles

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Anthony Neil Coles, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN this 8th day of February, 2007.

JENIFER L. WISE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

State of Tennessee at Large

My Commission expires: 05/03/2010