NAME AND ADDRESS OF NEW OWNER:
Terry Coker
3205 West End Avenue, Suite 110
Nashville, Tennessee 37203

THIS INSTRUMENT PREPARED BY:
White & Polk, P.C.
Attorneys at Law
107 West College Street
Murfreesboro, Tennessee 37130

SEND TAX NOTICES TO:
Owner

Map/Parcel 10406018700

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **Joseph F. Chambers**, has this day bargained and sold and does hereby transfer and convey unto **Terry Coker**, his heirs and assigns, forever, that certain parcel of real estate situated and located in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

> Being all of Lot 3, Bransford Realty Company's West End Avenue Place, according to plat of record in Book 332, page 15, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.
>
> Being the same property conveyed to Joseph F. Chambers by deed from Emmett R. Ray, Sr. and Mary F. Ray Revocable Trust appearing of record in Book 11381, page 219, of said Register's Office.
>
> This conveyance is subject to a Right-of-Way for West End Avenue Alley across rear lot line, and all other matters shown on the plat of record in Book 332, page 15, of said Register's Office.
>
> This is improved property having an address of 3205 West End Avenue, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD said real estate together with all of the appurtenances, estate and title thereunto belonging unto the said grantee, his heirs and assigns, forever.

The undersigned covenants with the said grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same, and that it is unencumbered except as setforth above and by lien of the 2007 real property taxes, which taxes are being prorated between the parties herein, with the grantee to pay said taxes when due.

The undersigned further covenants and binds himself, his heirs and assigns, to forever warrant and defend the title to the said real estate unto the said grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND on this 18th day of October, 2007.

Joseph F. Chambers

Davidson County DEEDWARR
Recvd: 10/19/07 13:01 2 pgs
Fees:13.00 Taxes:3515.00

20071019-0124188

STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

On this the 18th day of October, 2007, before me personally appeared Joseph F. Chambers, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, on the 18th day of October, 2007.

George H. White
Notary Public

My commission expires: 1/19/10

GEORGE H. WHITE STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is **$950,000.00**, which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me on this 17th day of October, 2007.

Notary Public

My commission expires: 6/14/2008.

KRISTIE PUTMAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.