Return to:
**HARRIS TITLE & ESCROW, LLC**
**40 Burton Hills Blvd., Ste 150**
**Nashville, TN 37215**

THIS INSTRUMENT PREPARED BY:
CHAFFIN, BURNSED & SMITH, PLLC
ONE AMERICAN CENTER, SUITE 550
3100 WEST END AVENUE
NASHVILLE, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 06/23/08 14:51 2 pg
Fees:13.00 Taxes:1776.00
20080623-0064610

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Tax Map: 161-01-0B-090.00

The actual consideration or value, whichever is greater, for this transfer is $480,000.00.

Affiant

Cheri D. Bayer STATE OF TENNESSEE NOTARY PUBLIC Davidson County

Subscribed and sworn to before me this the 19th day of June, 2008.

My Commission Expires: 3/7/2011

Notary Public

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ADDRESS NEW OWNER(S) AS FOLLOWS:

Sonja S. McMullen & Milton L. McMullen, Jr.
(Name)
5428 Cochran Drive
(Street Address)
Nashville, TN 37220

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

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## WARRANTY DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **PAUL E. COOK, an unmarried man**, hereinafter the "Grantor," has bargained and sold, and does by these presents transfer and convey, unto **SONJA S. MCMULLEN and MILTON L. MCMULLEN, JR., wife and husband, as tenants by the entirety with right of survivorship** (hereinafter "Grantees"), a certain tract or parcel of land located in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 83, on the Final Plat of Phase Two, Aberdeen Woods, as shown on plat of record in Plat Book 9700, page 848 and 849, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Paul E. Cook in Instrument 20050715-0082143, recorded 7/15/2005, Register's Office for Davidson County, Tennessee.

BEING improved property known as 5428 Cochran Drive, Nashville, TN 37220.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantees," their successors and/or assigns forever; and "Grantor" does covenant with the said "Grantees" that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as stated herein as follows:

1. Davidson County Real Estate Taxes for the year 2008 and subsequent years. Tax Parcel No. 161-01-0B-090.00.

2. All matters shown on Plat recorded in Book 9700, pages 848 and 849.

3. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 10790, page 189; Book 11303, page 555; Book 11714, page 843; Instrument Nos. 200002030011438; 20030221-0023491; 20030221-0023492 and 20030730-0108227, and in any allied instrument(s) referred to in said restrictions.

Grantor further covenants and binds himself, his heirs, successors and/or assigns to warrant and forever defend the title to said real estate to said Grantees, their successors and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantor has caused his name to be affixed hereto on this 19th day of June, 2008.

**Paul E. Cook**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Paul E. Cook,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, this 19th day of June, 2008.

Notary Public

My Commission Expires: 1/24/09

LINDA F. BURNSED NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY