PREPARED BY (AND RETURN TO):

Davidson County DEEDWARR
Recvd: 02/17/09 09:25 2 pgs
Fees:13.00 Taxes:980.50
20090217-0013040

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Christy Wilkins Ivey

Percy Wilkins, Jr. (of Counsel)

W & I Ref:(DM) Title No: 49746
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Emily Coakley Leslie Coakley 6349 Bresslyn Road Nashville, Tennessee 37205	New Owners

TAX MAP-PARCEL NUMBERS: 11515000900

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$265,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert Lysle Becker, Rebecca B. Sweet and Linda Becker, Trustee of The Becker Trust, u/a/d June 22, 1994,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Emily Coakley, unmarried and Leslie Coakley, unmarried, as joint tenants with rights of survivorship,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee being Lot No. 280 on the Plan of West Meade Farms, Inc., Section "P" of record in Book 2133, page 22, Register's Office for said County.

Said Lot No. 280 fronts 158.0 feet on the southerly margin of Bresslyn Road and extends back 374.7 feet on the easterly line and 328.6 feet on the westerly line to a dead line in the rear, measuring 129.0 feet thereon.

Being the same property conveyed to Otto F. Becker and wife, Shirley T. Becker by warranty deed from James E. Lineberger, dated Aug. 25, 1967 and recorded Aug. 30, 1967 of record in Book 4166, page 215, Register's Office for Davidson County, Tennessee. By Quitclaim Deed, dated Oct. 14, 1994 and recorded on Nov. 1, 1994 of record in Book 9507, page 131, said Register's Office, subject property was conveyed to the Becker Trust.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2009, and subsequent years; The Plan, with Owner's Certificate, of record in Book 2133 Page 22, said Register's Office, **which Plan shows a 100 foot minimum building setback line from Bresslyn Road and a 10 foot easement for public utility purposes along the rear line(s).**

This is improved property, known as: 6349 Bresslyn Road, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of February, 2009.

Robert Lysle Becker, Trustee of The Becker Trust, u/a/d June 22, 1994

Rebecca B. Sweet, Trustee of The Becker Trust, u/a/d June 22, 1994

Linda Becker, Trustee of The Becker Trust, u/a/d June 22, 1994

State of Tennessee

County of Davidson

On this 13th day of February, 2009 , before me the undersigned authority, personally appeared Robert Lysle Becker and Rebecca B. Sweet, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

My Commission Expires:

Notary

State of California

County of Orange

On this 16th day of February, 2009 , before me the undersigned authority, personally appeared Linda Becker, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: December 28, 2011

Notary

ANGELICA JURADO
Commission # 1788058
Notary Public - California
Orange County
My Comm. Expires Dec 28, 2011

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $265,000.00

Affiant

Sworn and subscribed before me this the 13th day of February, 2009

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

My Commission Expires:

Notary Public