Davidson County DEEDWARR
Recvd: 04/30/09 08:38 3 pgs
Fees:18.00 Taxes:762.20
20090430-0039151



State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$206,000.00.**

Affiant

Subscribed and sworn to before me, this the 30th day of March, 2009.

Notary Public

My commission expires: 8/23/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Chad M. Campbell	Regions Bank	091-15-0-132.00
5208 Nevada Avenue	2050 Parkway Office Circle	
Nashville, TN 37209	Birmingham, AL 35244	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Shawn McCoin and O.B. McCoin *

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Chad M. Campbell, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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, the easterly 50 feet of the westerly 110 feet of the southerly 130 feet of Block 12 on the Map of Realty Savings Bank and Trust Company's First Addition, recorded in Book 421, page 18, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Shawn McCoin and O.B. McCoin, both single by deed from S. Carran Daughtrey, unmarried, of record in Instrument No. 20030117-0007335, Register's Office for Davidson County, Tennessee.

***Shawn McCoin having since married.**

Kimberly McCoin, spouse of Shawn McCoin joins in this conveyance for the purpose of relinquishing her marital rights to said property.

O.B. McCoin having since married.

Under penalty of perjury, O.B. McCoin, a married man, hereby certifies that this property has never been his primary residence, nor has it been the primary residence of his spouse.

This conveyance is subject to taxes for 2009 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **5208 Nevada Avenue, Nashville, TN 37209**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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/our hand(s) this 30th day of March, 2009.

Shawn McCoin

Kimberly McCoin

O.B. McCoin

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Shawn McCoin and wife, Kimberly McCoin and O.B. McCoin, a married man** the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **9th day of April, 2009.**

Notary Public

My Commission Expires: 11-7-2011

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Hal Wilson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

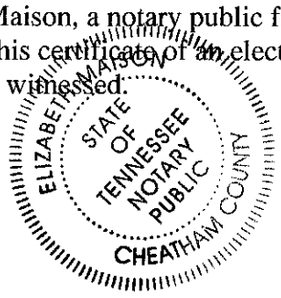
Signature

State of TN
County of Davidson

Personally appeared before me, Elizabeth Maison, a notary public for this county and state, Hal Wilson, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 04-15-12



(Seal)