Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

BILL GARRETT, Davidson County
Trans: T20090033374 DEEDWARR
Recvd: 05/20/09 13:56 2 pgs
Fees: 13.00 Taxes: 1002.33
20090520-0046459

PAIGE S. MAYERICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES: NOVEMBER 21, 2010

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $270,000.00

Affiant

Subscribed and sworn to before me, this 18th day of May, 2009.

Notary Public
My commission expires: 11-21-2010

05-0903-64554

Address of New Owner:	Send Tax Bills to:	Tax Information
Thomas Cole	Pinnacle National Bank	131-10-0-067.00
4608 General Lowrey Drive	211 Commerce Street, Suite 300	
Nashville TN 37215	Nashville, TN 37201	

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, James G. Escue and wife, Debra F. Escue and James Gibson Escue, as Executor of the Estate of Mabel Fykes Escue, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Thomas *Cole and wife, Cynthia A. Cole, 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:
*R.

Land in Davidson County, Tennessee, being Lot No. 71, on the Plan of Section II, First Addition, Seven Hills, of record in Book 2663, Page 51, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to J. M. Escue and wife, Mabel F. Escue by deed from Karl E. Haury and Reese L. Smith, Jr., dated November 20, 1958, recorded November 21, 1958, of record in Book 2855, Page 462, Register's Office for Davidson County, Tennessee. The said J. M. Escue having since died. Mabel F. Escue subsequently died testate and by Last Will and Testament of record in the Probate Court Clerk's Office for Davidson County, Tennessee, Docket No. 08P-1019 subject property was devised to James Gibson Escue.

Further being the same property conveyed to James G. Escue and spouse, Debra F. Escue by Quitclaim Deed from James Gibson Escue, dated December 9, 2008, recorded December 11, 2008, of record in Instrument No. 20081211-0119386, 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 4608 General Lowrey Drive, Nashville, TN 37215

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 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.

14th TE DE

WITNESS my hand this 18th day of May, 2009.

James G. Escue

Debra F. Escue

James Gibson Escue, Executor of the Estate of Mabel Fykes Escue

STATE OF TENNESSEE
COUNTY OF SUMNER

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

Witness my hand in Hendersonville, TN, this 14th day of May, 2009.

State of Tennessee at Large

My Commission expires 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: 5/22/2010

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named James Gibson Escue, Executor of the Estate of Mabel Fykes Escue, deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Hendersonville, Tennessee, this 14th day of May, 2009.

Notary Public at Large

My commission expires: 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: 5/22/2010