RETURN TO: SATURN TITLE SERVICES, INC.
FILE BOX "7"

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
2212 8th Ave South
Nashville, TN 37204
Telephone: 615-661-8099
File No. 09-2187RD

BILL GARRETT, Davidson County
Trans: T20090052825 DEEDWARR
Recvd: 08/04/09 14:17 2 pgs
Fees: 13.00 Taxes: 1161.80
20090804-0073042

New Owner:
Property Address: 372 Solitude Circle, Goodlettsville, TN 37072

---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Joe Coleman and wife, Donna Coleman**, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **Kyle Sharow,** Unmarried hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **County of Davidson**, State of Tennessee, to-wit:

Being Lot No. 74, on the Plan of Echo Hills Estates, Section 2, of record in Plat Book 6900, page 971, Register's Office, for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Joe Coleman and wife, Donna Coleman, by Warranty Deed from Arnold Lanius and wife, Pallie Ann Wilson Lanius, of record in Instrument Number 20000802-0076455, said Register's Office, Davidson County, Tennessee, dated July 28, 2000 and recorded August 2, 2000.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2009 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantors, or [X] is part of the homestead of Grantors and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantors do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $314,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantors' hands this 30th day of July, 2009.

X _____ {Seal}
Joe Coleman

X _____ {Seal}
Donna Coleman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 30th day of July, 2009, before me the undersigned officer, personally appeared Joe Coleman and Donna Coleman, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they, executed same as their free act and deed.

DAVID ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

_____
Notary Public

My Commission expires: 9.19.09

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transaction is $314,000.00.

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30th DAY OF JULY, 2009.

_____
Notary Public

MY COMMISSION EXPIRES: 5-8-2012

(AFFIX SEAL)

JANET S. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

SEND TAX STATEMENTS TO:
Map/ Parcel: 033-06-0A-040.00 CO

SUNTRUST MORTGAGE, INC.

401 Commerce Street, Suite 6100

Nashville, TN 37219