BILL GARRETT, Davidson County
Trans:T20090052908 DEEDWARR
Recvd: 08/04/09 15:48 2 pgs
Fees:13.00 Taxes:584.23

20090804-0073131

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
501 Corporate Center Drive, Suite 280
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $157,900.00

Affiant

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

Notary Public
My commission expires:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

Address of New Owner:	Send Tax Bills to:	Tax Information
Brian Lewis 597 Watsonwood Drive Nashville, TN 37211	New owner	147-14-057.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Kenneth T. Cook and wife, Marjorie J. Cook,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Brian Lewis, unmarried,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 256 on the Plan of Whispering Hills, Section II-A, of record in Book 2331,page 132,said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kenneth T. Cook and wife Marjorie J. Cook by deed from Southland Construction Company of record in Book 2694, page 393, said Register's Office.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 597 Watsonwood Drive, Nashville, TN 37211

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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.

WITNESS my hand this the 30th day of July, 2009.

Kenneth J. Cook, by Forest Pittman Cook his attorney in fact

Kenneth T. Cook
by Forest Pittman Cook, attorney-in-fact

Marjorie J. Cook, by Forest Pittman Cook her attorney in fact

Marjorie J. Cook
by Forest Pittman Cook, attorney-in-fact.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Forest Pittman Cook, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the attorney-in-fact for **Kenneth T. Cook and Marjorie J. Cook,** and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the attorney-in-fact for **Kenneth T. Cook and Marjorie J. Cook.**

Witness my hand and official seal at Franklin, Tennessee, this the 30th day of July, 2009.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires 6/9/2013

FILE NO: 2009071310