Greater Nashville
Title & Closing Co.
200 Madison Street
Madison, TN 37115

WARRANTY DEED

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

G-KW-10-1121

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

Subscribed and sworn to before me, this 28th DAY OF April, 2010.

Notary Public

MY COMMISSION EXPIRES: 3-3-2014
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian J. Cole	F & M Bank	
1121 Richmond Drive	(NAME) 100 Bluegrass Commons Suite 100	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Hendersonville, TN 37075	61-8-2.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we CARLTON L. MANN AND AMELIA (LISA) MANN, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRIAN J. COLE , UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 11, KING SUBDIVISION, SECTION ONE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 1130, PAGE 94, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO CARLTON L. MANN AND AMELIA (LISA) MANN, HUSBAND AND WIFE BY WARRANTY DEED FROM DONALD M. GRAHAM, AN UNMARRIED MAN, RECORDED ON THE 12TH DAY OF SEPTEMBER, 2008 IN INSTRUMENT NO. 20080912-0093569, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE OF RECORD IN BOOK 1130, PAGE 94; AND BOOK 4172, PAGE 230, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 1121 Richmond Drive, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and we do covenant with the said GRANTEE(S) that we are lawfully seized 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; 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(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.

BILL GARRETT, Davidson County
Trans:T20100025589 DEEDWARR
Recvd: 04/29/10 11:09 2 pgs
Fees:13.00 Taxes:517.63
20100429-0032580

Witness my/our hand(s) this 28th day of April, 2010.

Carlton L. Mann
By Manley Seale Attorney in Fact
Carlton L. Mann

Amelia Lisa Mann
By Manley Seale Attorney in Fact
Amelia (Lisa) Mann

STATE OF Tennessee
COUNTY OF Davidson

On this the 28th day of April, 2010, before me personally appeared Manley Seale to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Carlton L. Mann and Amelia (Lisa) Mann, husband and wife and who acknowledged he/she/they executed the same as the free act and deed of the said Carlton L. Mann and Amelia (Lisa) Mann, husband and wife.

Witness my hand and official seal, this the 28th day of April, 2010.

Notary Public

My Commission Expires: 01/07/2013

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903