03

Realty Title

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $97,500.00



Affiant

Subscribed and sworn to before me, this 8th day of October, 2010.

Notary Public
My commission expires: 02/11/13

03-1009-36727

Address of New Owner:	Send Tax Bills to:	Tax Information
Truman L. Bean 6221 Belle Rive Drive Brentwood TN 37027	New Owner	160-14-0-B 028.00CO

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, Gerald S. Lyons and wife, Joan P. Lyons, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Truman L. Bean and wife, Kimberly M. Bean, 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:

Land in Davidson County, Tennessee, being Unit No, 5728 on the Plan of 2nd Revision, Brentwood Trace Condominiums, of record in Book 5200, Page 261, Register's Office for said County, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in common elements of Brentwood Trace, a horizontal property regime established by Master Deed of record in Book 5524, Page 415, and amended in Book 5545, Page 510, said Register's Office.

Being the same property conveyed to Gerald S. Lyons and wife, Joan P. Lyons by deed from Rodney Hensley, married, dated September 24, 2001, recorded September 27, 2001 in Instrument No. 20010927-0104743, 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 5728 Brentwood Trace, Brentwood, TN 37027

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.

BILL GARRETT, Davidson County
Trans:T20100064394 DEEDWARR
Recvd: 10/11/10 14:17 2 pgs
Fees:13.00 Taxes:360.75
20101011-0081422

WITNESS my hand this 30th day of September, 2010.

Gerald S. Lyons

Joan P. Lyons

STATE OF INDIANA
COUNTY OF Boone

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Gerald S. Lyons and Joan P. Lyons, 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 Zionsville, IN, this 30th day of September, 2010.

Notary Public

My Commission expires 09/12/2012