Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $150,000.00

Affiant

Subscribed and sworn to before me, this 19th day of March, 2012

Notary Public
My commission expires: 10-14-2013

DIANNE CHADWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: 10-14-2013

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert A. Coppage 3044 Runabout Drive Nashville, TN 37217	Guaranty Trust Company 316 Robert Rose Drive Murfreesboro, TN 37129	136-15-27

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, **Aerial Investment Properties, LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Robert A. Coppage, unmarried,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Number 60 on the Plan of Section I, Harbour Town Village of Record in Book 4675, pages 3 and 4, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Aerial Investment Properties, LLC by Special Warranty Deed from Federal Home Loan Mortgage Corporation by Attorney in Fact, Melissa Harvey, AVP, Chicago Title Insurance Company of record in Instrument 20120104-0000763.

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 3044 Runabout Drive, Nashville, TN 37217

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.

BILL GARRETT, Davidson County
Trans:T20120020930 DEEDWARR
Recvd: 03/22/12 15:04 2 pgs
Fees:13.00 Taxes:555.00
20120322-0024562

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 16th day of March, 2012.

Aerial Investment Properties, LLC

By: _____
Trey Cain
Its: Authorized Representative

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 Trey Cain, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the Authorized Representative for Aerial Investment Properties, LLC, and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the Authorized Representative for Aerial Investment Properties, LLC.

Witness my hand and official seal this the 16th day of March, 2012.

_____
Notary Public

My Commission expires: 10-20-2013

JUDY MANGRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

FILE NO: 2012031987