File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law
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Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref:(_____) Title No: 52497
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Donnie Lynn Bryan 6872 Collinswood Drive Nashville, Tennessee 37221	Suntrust Mortgage Inc. 901 Semmes Ave Richmond, Virginia 23224

TAX MAP-PARCEL NUMBERS: 128160A02200CO

BILL GARRETT, Davidson County
Trans:T20130041920 DEEDWARR
Recvd: 05/20/13 14:16 2 pgs
Fees:13.00 Taxes:906.50
20130520-0050686

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$245,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tommy Couch**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Donnie Lynn Bryan hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 76 on the Plan of Still Spring Hollow, Section 1, Phase 1, of record in Book 7900, page 135, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Tommy Couch, a single person, by Special Warranty Deed from U.S. Bank National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset Back Certificates, Series 2006-6, dated November 2, 2012 and recorded on January 9, 2013, of record in Doc. No. 20130109-0002651, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2013, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Book 7900, page 135, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Book 7963, page 400, amended in Book 8179, page 464, By-Laws in Book 8294, page 40, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 7048 Still Spring Hollow Drive, Nashville, Tennessee 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of May, 2013.

Tommy Couch

State of TENNESSEE
County of DAVIDSON

On this 20th day of May, 2013 , before me the undersigned authority, personally appeared Tommy Couch , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-24-2017

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $245,000.00

Affiant

Sworn and subscribed before me this the 20th day of May, 2013

My Commission Expires: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-24-2017

Notary Public