THIS DOCUMENT PREPARED BY JEFFREY MOBLEY Howard Mobley Hayes & Gontarek, PLLC 2319 Crestmoor Road Nashville, Tennessee 37215 (615) 627-4444	**This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).**

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers
Craig M. Coulam & Martha O. Coulam, Trustees 1106 Park Ridge Drive Nashville, Tennessee 37215	SAME	144 03 0 017.00

BILL GARRETT, Davidson County
Trans:T20130047338 DEEDWARR
Recvd: 06/06/13 12:25 3 pgs
Fees:17.00 Taxes:0.00



20130606-0057606

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Martha O. Coulam**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Craig M. Coulam and Martha O. Coulam, Trustees of The Craig and Martha Coulam Living Trust, established by the Revocable Trust Agreement of Craig M. Coulam and Martha O. Coulam dated May 29, 2013**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which have been assumed by the Grantees.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, the Grantees' successors, heirs and assigns, forever; and the Grantor covenant with the said Grantees that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantees, the Grantees' successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 29th day of May, 2013.

Craig M. Coulam

Martha O. Coulam

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Craig M. Coulam and Martha O. Coulam, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of May, 2013.

My Commission Expires: _____

NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 2 on the Plan of Chickering Park, Section III, of record in Book 2663, pages 90 and 91, Register's Office for Davidson County, Tennessee.

Said lot number 2 fronts 290 feet on the easterly side of Park Ridge Drive and runs back 322.4 feet (actually field measurement being 300 feet per survey of Richard B. Omohundro, dated April 16, 1976) on the northwesterly line and 345.9 feet on the southeasterly line, to a dead line in the rear, which is a broken line, measuring 268.4 feet thereon.

Being the same property conveyed to Craig M. Coulam and wife, Martha O. Coulam, by deed from Elizabeth H. James and husband, H. Wayne James, III, of record in Deed Book 5030, page 80, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Martha O. Coulam by deed from Craig M. Coulam of record as Instrument No. 20030320-0036809, Register's Office for Davidson County, Tennessee.

This is improved property known as 1106 Park Ridge Drive, Nashville, Tennessee 37215.