BILL GARRETT, Davidson County
Trans:T20130067687 DEEDWARR
Recvd: 08/07/13 10:14 2 pgs
Fees:13.00 Taxes:414.40

20130807-0082692

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$112,000.00
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|30 DAY OF July, 2013.
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 6-3-14
| (AFFIX SEAL)

CHRISTI M. JOHNSTON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Aaron D. Holloway 3017 Blackwood Drive Nashville, TN 37214	New Owner	Map 108-04 Parcel 105.00

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Carolyn J. Coakley, unmarried

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Aaron D. Holloway, unmarried

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, state of Tennessee, described as follows: To wit:

Being Lot No. 301 on the Plat of Larchwood, Section 8, of record in Book 6200, Page 323, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carolyn J. Coakley, a single person by Deed from Bank One, National Association, as Trustee dated June 28, 2002 of record in Instrument Number 20020708-0081741, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) 2013 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Plat Book 6200, Page 323, Register's Office for Davidson County, Tennessee.
3) Property is subject to Larchwood Section 8, a Planned Unit Development, Charter and By-Laws appended thereto, if any, including liens for assessments as provided therein, easements and restrictions as contained therein, of record in Book 5773, page 797, and Book 6535, page 880, Register's Office for Davidson County, Tennessee.
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **3017 Blackwood Drive, Nashville, TN 37214**
(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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 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.

Witness my hand(s) this 30 day of July, 2013.

Carolyn J. Coakley

Carolyn J. Coakley

STATE OF Illinois
COUNTY OF Winnebago

Personally appeared before me, Carolyn J. Coakley, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of July, 2013.

Lori Neuschwander
NOTARY PUBLIC

My Commission Expires: February 14, 2015

OFFICIAL SEAL
LORI NEUSCHWANDER
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:02/14/15

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076