THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31853-06-2014**	STATE OF TENNESSEE, COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $1,105,000.00. SunTrust Bank, Trustee By: Edana W Hough S.V.P. Affiant EDANA W HOUGH SVP Subscribed and sworn to before me this 30th day of June, 2014. Najah Miles Notary Public My commission expires 12/6/16 NAJAH MILES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SPECIAL WARRANTY DEED

Address New Owner: A. C. Hobbs Yarbrough and Anna Kristin Yarbrough 610 Westover Drive Nashville, TN 37205	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 130 020 10000

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **SunTrust Bank, Trustee under Agreement with Joseph Coughlan Davis 2012 Trust #2 dated October 4, 2012,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **A. C. Hobbs Yarbrough and Anna Kristin Yarbrough, husband and wife,** ("Grantees"), their heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 610 Westover Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their heirs and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seized and possessed of said real estate in fee simple and has a good right to convey it. This conveyance and all covenants and warranties made herein are expressly subject to those matters set forth on Exhibit "A". Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said real estate to Grantees, their heirs and assigns, against the lawful claims of all persons claiming by, through or under it but no further or otherwise.

Whenever used, the singular 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:T20140047123 DEEDWARRSP
Recvd: 07/02/14 10:08 3 pgs
Fees:18.00 Taxes:4088.50
20140702-0058099

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of June, 2014.

SunTrust Bank, Trustee under Agreement
with Joseph Coughlan Davis 2012 Trust #2
dated October 4, 2012

By: Edana W Hough S.V.P.
Edana W. Hough, Group Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Edana W. Hough, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is Senior Vice President of SunTrust Bank, Trustee under Agreement with Joseph Coughlan Davis 2012 Trust #2 dated October 4, 2012, and that she is authorized by SunTrust Bank to execute this instrument on its behalf.

Witness my hand at office this 30th day of June, 2014.

Najah Miles
Notary Public for the State of Tennessee

My commission expires 12/6/16

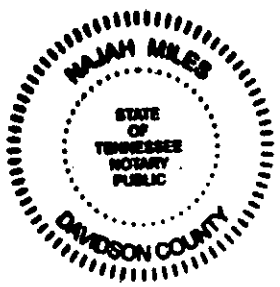


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of The Country Club Land Co's Subdivision of the 25-acre Tract in Belle Meade, of record in Plat Book 421, page 116, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Bieng the same property conveyed to SunTrust Bank, Trustee under Agreement with Joseph Coughlan Davis 2012 Trust #2 dated October 4, 2012, by deed dated May 24, 2013, from Donna Tucker, unmarried, of record in Instrument No. 20130528-0053592, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2014, a lien, but not yet due and payable, which have been prorated between the parties and assumed by the Grantees.
2. All matters appearing on the Plan of record as Book 421, page 116, Register's Office for Davidson County, Tennessee.