#12397 File Box 38 First Title and Escrow Co., Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Attorney
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 9311 PAGE 408

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MARGUERITE M. TROST (NAME)	NEW OWNER (NAME)	Map 143-3-D
122 Harpeth Trace Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 122
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB 9DZ 72810

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, LOUISE A. COATS, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARGUERITE M. TROST AND CAROLYN TROST, both unmarried, as joint tenants with the right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A certain Condominium apartment being described as follows, to-wit:

Unit No. 122, in a Horizontal Property Regime located on the Plan of Harpeth Trace Condominiums of record in Book 5050, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging as set forth in Master Deed recorded in Book 5116, page 751, Register's Office for said County, and Plan and Administrative By-Laws as attached thereto, including without limitation such unit's undivided percentage interest in the land and general common elements.

Being the same property conveyed to Louise A. Coats by deed from Harpeth Glen Corp. of record in Book 5258, page 325, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Taxes for 1994 which have been prorated and assumed by the grantee; (2) Restrictions of record in Book 5120, page 918, corrected in Book 5182, page 767, amended in Book 5182, page 769; (3) Covenants, conditions, restrictions and agreements of record in Book 5116, page 751; (4) Charter of record in Book 5120, page 199 amended in Book 6556, page 693; (5) Easements of record in Book 4889, page 192, Book 5099, page 783, Book 5142, page 690, Book 5142, page 694, Book 4734, page 901, Book 3930, page 192 and Book 5099, page 783; (6) All matters appearing on the plan of record in Plat Book 5050, page 47, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX property, known as 122 Harpeth Trace Drive, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 11th day of April, 19 94

Louise A. Coats

LOUISE A. COATS

BOOK 9311 PAGE 409

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LOUISE A. COATS with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 11th day of April, 19 94.

My commission expires 6/10/97 Notary Public Beth M. Brock

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

38797

94 APR 13 PM 2:17

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

3763 04/13 0101 03CHECK 282.80

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF April, 19 94

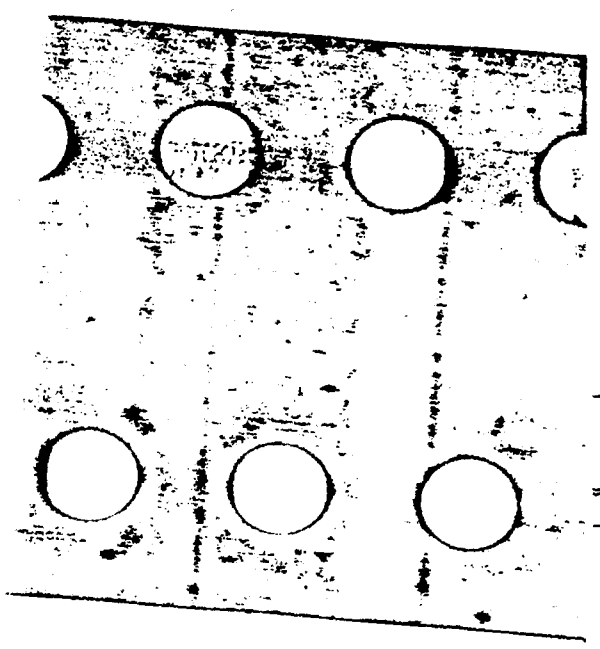
MY COMMISSION EXPIRES: 6/10/97 (AFFIX SEAL) Beth M. Brock Notary Public

WARRANTY DEED

FROM LOUISE A. COATS

TO MARGUERITE M. TROST

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

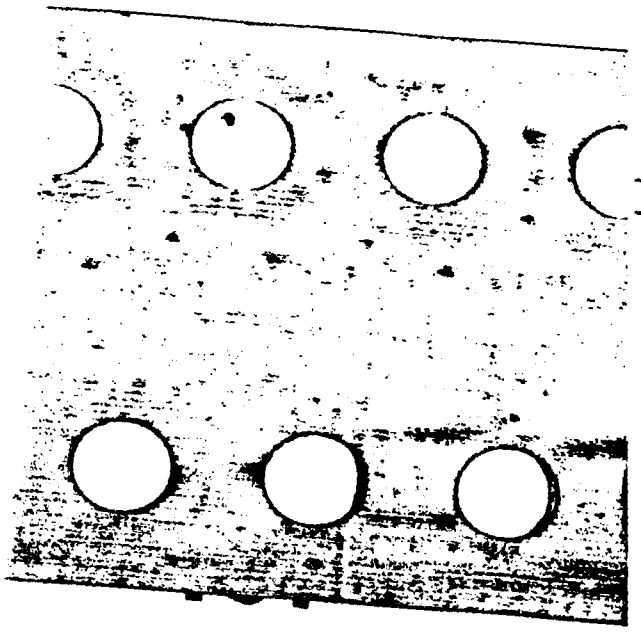
RECEIVED OF _____

FOR _____

BOOK 9311 PAGE 410

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



38797
IDENTIFICATION REFERENCE

94 APR 13 PM 2:17
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

CAMT 74000.00
CON TX 273.80
PRFEE 1.00
WDEED 8.00
MTG TX
BANK 282.80
CHECK 282.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/13/94 01 14:19 0001 3763

No. 778967