ADDRESS NEW OWNER	SEND TAX BILL TO	MAP-PARCEL NUMBER
William F. Coleman Unit 206 3901 West End Avenue Nashville, Tennessee 37205	William F. Coleman Unit 206 3901 West End Avenue Nashville, Tennessee 37205	Map 103-16-A Parcel 36

This instrument prepared by Stewart F. Kresge, Attorney at Law, 2300 21st Avenue South, Nashville, Tennessee 37212.

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 of which is hereby acknowledged, I, Minette Shepard (hereinafter called "Grantor"), have this day bargained, sold and by these presents do transfer and convey unto William F. Coleman and Lisa A. Hanna (hereinafter collectively called "Grantee"), their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 206, as shown on the 2d Revised plan of Rokeby Condominium Apartments, of record in Book 5050, page 16, as amended on the plan of the 2d Floor of Rokeby of record in Book 5060, page 105, both in the Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

Grantor and Husband, Alfred Shepard (a.k.a. Al Shepard), do hereby assign to Grantee all of their right and interest in parking space No. 50, a limited common element, included in the description referenced in deed of record in Book 8759, page 44, said Register's Office.

BEING the same apartment conveyed to Minette Shepard by deed from Frances B. Seligman and husband, Sam Seligman, of record in Book 6597, page 160, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and other matters of record, including: The Plan of record in Book 5050, page 16, as amended in Book 5060, Page 105, said Register's Office.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101, *et seq.* of the Tennessee Code Annotated as amended and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and sewer, water, electrical, telephone and other utility easements now or thereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in Master Deed and By-Laws of record in Book 4829, page 138, as amended in Book 4983, page 98, Book 5096, Page 409, Book 5459, Page 179 and Book 7399, Page 814 said Register's Office.

This is improved property known as Unit 206, The Rokeby, 3901 West End Avenue, Nashville, Tennessee 37205.

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, their successors and assigns, forever. And the Grantor does covenant that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that same is unencumbered except for 1995 taxes which have been prorated and will be paid by Grantee.

And said Grantor further covenants and binds herself, her successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, their successors and assigns, against the lawful claims and demands of all persons whomsoever.

Alfred Shepard, husband of Grantor, joins in this conveyance for the sole purpose of conveying any and all of his interest in such property,and assigning his rights and interest to the aforereferenced parking space No. 50, to Grantee.

Witness our hands this 15th day of August, 1995.

Minette Shepard

Minette Shepard

Alfred Shepard

Alfred Shepard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Patricia L Sorey, a Notary Public in and for said County and State, the within named Minette Shepard and Alfred Shepard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this 15th day of August, 1995.

Patricia L Sorey

Notary Public

PATRICIA L SOREY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: July 25th, 1998

3032 08/16 0101 03CHECK 545.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $145,000.00.

Affiant

Subscribed and sworn to before me this 15th day of August, 1995.

Patricia L Sorey

Notary Public

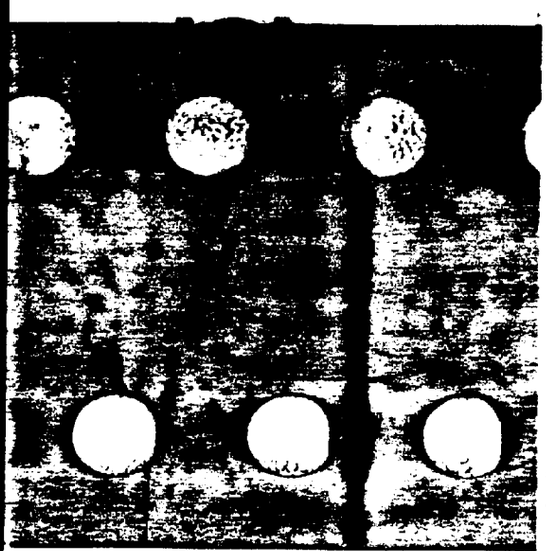
PATRICIA L SOREY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

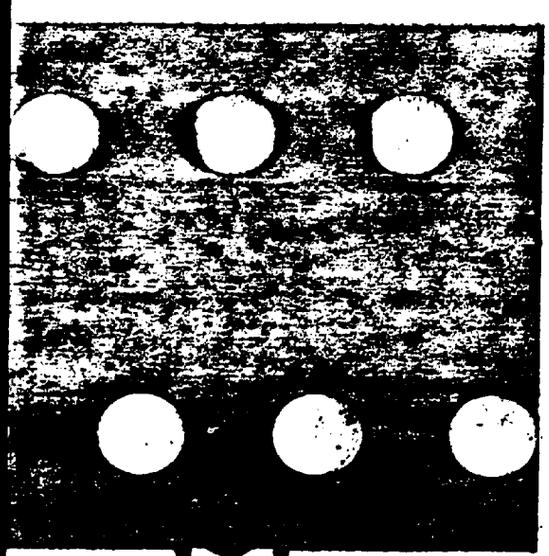
My Commission Expires: July 25th 1998

95 AUG 16 AM 9:32

FELIX Z. HUDSON REGISTER
DAVIDSON COUNTY, TN

0090026
IDENTIF. ← REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9763 PG 793

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

CAMT	145000.00
CON TX	536.50
PRFEE	1.00
WDEED	8.00
TOTAL	545.50
CHECK	545.50

08/16/95 01 09:35 0001 3032

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00090026
IDENTIF. ↑ REFERENCE

95 AUG 16 AM 9:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 942011