File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

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

BOOK 10095 PG 882

#13939

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CHARLES G. TODD	NEW OWNER	142-8-B
(NAME)	(NAME)	
903 Holly Forest		69
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221		9D2261
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, BEVERLY F. COLE, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES G. TODD AND WIFE, KAE C. TODD

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:

Land in Davidson County, Tennessee, being Unit 69 on the Plan of Phase III Coronada Town Home Condominiums of record in Plat Book 5200, page 67, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Coronada, a Condominium, a horizontal property regime established by Master Deed and By-Laws of record in Book 4901, page 679, amended in Book 5202, page 329, Book 5306, page 241, Book 5522, page 675, and Book 5869, page 269, said Register's Office.

Being the same property conveyed to Beverly F. Cole, unmarried by deed from Catherine J. Pitalo, unmarried of record in Book 9020, page 218, said Register's Office.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 4901, page 679, amended in Book 5202, page 329, Book 5306, page 241, Book 5522, page 675, and Book 5869, page 269; (3) Charter of record in Book 4902, page 938, amended in Book 6132, page 118 and Book 7694, page 733; (4) Easements of record in Book 4788, page 761, Book 4816, page 965, Book 7173, page 324; (5) Agreement of record in Book 4904, page 622; and (6) All matters appearing on the Plan of record in Plat Book 5200, page 67, said Register's Office.

This is improved (XX) unimproved ( ) property, known as 903 Holly Forest, 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 20th day of June, 19 96.

Beverly F. Cole
BEVERLY F. COLE

BOOK 10095 PG 883

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BEVERLY F. COLE

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 20th day of June, 19 96

My commission expires 11/20/96 Notary Public

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 _____

0195765
IDENTIFICATION REFERENCE

96 JUN 24 AM 10:29
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF June, 19 96

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL) Notary Public

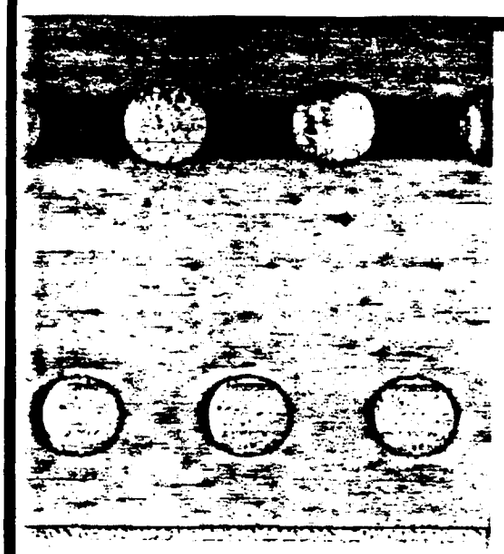
WARRANTY DEED

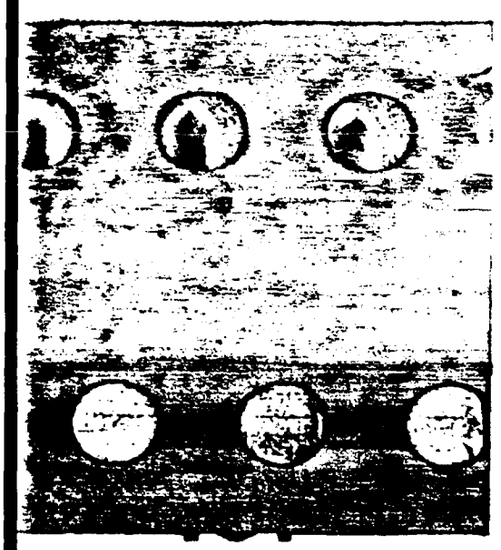
FROM
BEVERLY F. COLE

TO
CHARLES G. TODD AND WIFE, KAE C. TODD

96/06/24 0101 03CHECK 386.00

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 110 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 10095 PG 884

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	
				102000.00
			CON TX	377.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	386.40
			CHECK	386.40
06/24/96	01		10:33 0001	6766

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195765
IDENTIF. & REFERENCE

96 JUN 24 AM 10:29
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1054548