This Instrument Was Prepared By:
Joe G. Bagwell, Attorney
8880 Cedar Springs Lane, Suite 105
Knoxville, TN 37923
2204157 - Vazquez

Davidson County DEEDWARR
Recvd: 07/11/03 16:13 3pgs
Fees:18.00 Taxes:684.50
20030711-0096766

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Virginia McGugin Ventura and husband Arnold Ventura** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Connie S. Gibson Centrella, married** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 30 day of June, 2003.

Virginia McGugin Ventura
Virginia McGugin Ventura

Arnold Ventura
Arnold Ventura

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Virginia McGugin Ventura and husband, Arnold Ventura**to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 30 day of June, 2003.

GRANT STOCKTON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE
My Commission Expires Sept. 25, 2004

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$185,000.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Connie S Gibson Centrella
Affiant

Sworn to and subscribed before me this 30 day of June, 2003.

Notary Public

GRANT B. STOCKTON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE
My Commission Expires Sept. 25, 2004

My Commission Expires:

142-08-0-A-29.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Connie S. Gibson Centrella
113 Holly Forest
Nashville, TN 37221

Exhibit A

Being part of Coronado, a condominium as shown on the Plan of record in Book 4860, Page 28, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Unit No. 29 on the said plan and being located at 113 Holly Forest as established in the Master Deed and By-Laws establishing a Horizontal Property Regime with respect to the Coronado Condominum Association of record in Book 4901, Page 679, and Book 4901, Page 702, respectively, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Virginia McGugin Ventura by Warranty Deed from Daniel John Olphie, III, a married man, dated 08/27/99 and recorded 08/30/99, in Book 11638, Page 936, Register's Office for Davidson County, Tennessee.

Map & Parcel: 142-08-0-A-29.00

Property also known as: 113 Holly Forest
Nashville, TN 37221

Template File DEFAULT.PFT