This instrument prepared by and return to: FEARNLEY & CALIFF, PLLC
211 DONELSON PIKE, STE. 113
NASHVILLE, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 28th day of October, 2004, by and between Joanne S. Aronis, an unmarried woman, party of the first part, and Miguel Lares, a married man, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Lot Number 169 on the Condominium Site Plan of River Glen, Phase IV, Section 2, A Planned Unit Development of record in Book 9700, Page 858, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Joanne S. Aronis, an unmarried woman, herein by Cash Deed dated August 13, 2004 filed for record August 24, 2004 at Instrument No. 20040824-0102233, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby convenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2005 Davidson County real property taxes, being a lien not yet due and payable, Subdivision Restrictions, Building Lines and Easements of record in Book 9700, Page 858, Restrictions of record in Book 6762, Page 208, Book 7566, Page 571, Book 10630, Page 501, Book 11532, Page 610, Charter of record in Book 8069, Page 158, Easements of record in Book 7061, Page 172, Book 7061, Page 196, and Plan of record in Book 6900, Pages 650 & 651, all being of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Joanne S. Aronis

Davidson County DEEDWARR
Recvd: 11/09/04 08:11 2pgs
Fees:13.00 Taxes:371.85

20041109-0134768

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared Joanne S. Aronis, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of October, 2004.

NOTARY PUBLIC

My Commission Expires: 7-30-06

Property Owner & Address : Miguel Lares
3008 Penn Meade Way
Nashville, TN 37214

Tax Parcel No.: 052-13-0-B-131.00

Property Address: 3008 Penn Meade Way
Nashville, TN 37214

MAIL TAX BILLS TO: Miguel Lares
3008 Penn Meade Way
Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $100,500.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Miguel Lares
AFFIANT

SUBSCRIBED AND SWORN TO before me this 28th day of October, 2004.

NOTARY PUBLIC

My Commission Expires: 7-30-06