This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
2050088

Davidson County DEEDWARR
Recvd: 06/20/05 09:01 2 pgs
Fees:13.00 Taxes:925.00
20050620-0069964

Send Tax Bills To:
Anne Nicholas Weiss
3014 Hedrick Street, Unit 304
Nashville, TN 37203

New Owner is:
Anne Nicholas Weiss and Julia E. Weiss
3014 Hedrick Street. Unit 304
Nashville, TN 37203

MAP: 104-02-O-T-304.00CO
PARCEL:

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 and sufficiency of all of which is hereby acknowledged, **Brian J. Donnelly unmarried**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Anne Nicholas Weiss, unmarried and Julia E. Weiss, married**, hereinafter referred to as Grantee, their heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Unit No. 304, together with the appurtenant interest in the common elements of West End Lofts Condominiums, a horizonal property regime established by Master Deed of record as Instrument No. 20000714-0069948, amended by First Amendment to Master Deed and Bylaws of West End Lofts Condominiums of record as Instrument No. 20010524-0054282, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed.

Being the same property conveyed to Brian J. Donnelly, unmarried, from Athanassios Papaioanu, married, by Warranty Deed dated April 30, 2002 and recorded May 6, 2002 in Instrument No. 200205060054948, Register's Office for Davidson County.

This conveyance is subject to Easement of record in Inst. No. 20000802-0076554 and all matters appearing in the Master Deed and Bylaws of record in Inst. No. 20000714-0069948 and Inst. No. 20010524-0054282, Register's Office for Davidson County.

Pursuant to Paragraph 8 of Master Deed of record in Instrument No. 200007140069948, the developer at the time of conveyance of Unit No. 304 to the initial purchaser allocated Space 27 to Unit 304. This unit is allocated to subsequent transferees pursuant to the Master Deed.

BJD
Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated

and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 13th day of June, 2005.

GRANTOR:

Brian J. Donnelly

Brian J. Donnelly

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Brian J. Donnelly unmarried** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 13th day of June, 2005.

Charles James Friddell, II
Notary Public

My Commission Expires: My Commission Exp. Nov. 22, 2008

CHARLES JAMES FRIDDELL II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $250,000.00.

Brian J. Donnelly
Affiant

SWORN TO and subscribed before me this 13th day of June, 2005

Charles James Friddell
NOTARY PUBLIC

CHARLES JAMES FRIDDELL II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My commission expires: My Commission Exp. Nov. 22, 2008