THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF Davidson
HARRIS TITLE & ESCROW, LLC 40 Burton Hills Boulevard Suite 150 Nashville, Tennessee 37215 615.665.9766 File #058045 Record and Return to:	The actual consideration or value, whichever is greater, for this transfer is: $230,000.00. Affiant Subscribed and sworn to before me this 7th day of September 2005. Notary Public My commission expires:

STATE OF TENNESSEE NOTARY PUBLIC MARY JAYNE MASTERS DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

Davidson County DEEDWARR
Recvd: 09/13/05 16:08 2 pgs
Fees:13.00 Taxes:851.00

20050913-0110261

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	TAX MAP-PARCEL NUMBERS:
Elizabeth Joy Nelson 113 Bear Track Nashville, TN 37221	new owner	MAP 142-8-A, PARCEL 22

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, **Larry Raybon** and wife, **Mary Raybon**, (the "Grantors"), have this day bargained and sold, and do hereby transfer and convey to **Elizabeth Joy Nelson**, (the "Grantee"), Grantee's successors, heirs, and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 22 on the Plan of Phase 1 Coronada Town Home Condominiums, of record in Plat Book 4850, page 26, Register's Office for Davidson County, Tennessee, to which plan reference is hereby 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 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 Larry Raybon and wife Mary Raybon by deed dated 3/8/04 from Miles Hession, II, unmarried of record as Instrument No. 20040311-0028301, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year of 2005, a lien, not yet due and payable.
2. Subject to all matters shown on the Plan of Phase 1, Coronada Town Home Condominiums of record in Plat Book 4860, Page 26, Register's Office of Davidson County, Tennessee.
3. The premises herein insured 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, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter 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 the Master Deed establishing a Horizontal Property Regime of Coronada of record in Book 4901, Page 679, as amended in Book 5202, Page 329, Book 5306, Page 241, Book 5522, Page 675, and in Book 5869, Page 269, Register's Office for Davidson County, Tennessee.
4. Charter of Incorporation of Coronada Condominium Association, Inc., of record in Book 6132, Page 118, as amended in Book 7694, Page 734, said Register's Office.
5. PCS Site Agreement of record in Book 10237, Page 775, said Register's Office.
6. Easement for sanitary sewers to Harpeth Valley Utility District of record in Book 4816, Page 965, and in Book 4788, Page 761, said Register's Office.
7. Subject to rights of others in and to the common areas and/or elements.

This is improved property known as: 113 Bear Track, Nashville, TN 37221

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to Grantee and Grantee's successors, heirs and assigns, forever. **GRANTORS COVENANT** that they are lawfully seized of said land in fee simple, have a good right to convey it, and that the same is unencumbered unless otherwise indicated in this document. **GRANTORS FURTHER**

COVENANT and bind themselves and their successors, heirs, and assigns to warrant and forever defend the title to said land to Grantee and Grantee's successors, heirs, and assigns against the lawful claims of all persons.

WITNESS THE EXECUTION HEREOF this 7th day of September 2005.

Larry Raybon

Mary Raybon

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared, Larry Raybon and Mary Raybon, 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, at office, this 7th day of September 2005.

Notary Public

My commission expires:

MARY JAYNE MASTERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007