WARRANTY DEED

B-EML-05-810

STATE OF ~~Tennessee~~ NC

COUNTY OF ~~Davidson~~ New Hanover DSL

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,400.00

Joan H. Coverdale
Affiant

Subscribed and sworn to before me, this 11th DAY OF November, 2005.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DAVID SANDOVAL LOWE NOTARY PUBLIC NEW HANOVER CO. NC

THIS INSTRUMENT WAS PREPARED BY:
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William A. Thrower	Wells Fargo Home Mortgage	
810 Bellevue Road, Unit 269 (ADDRESS)	(NAME) 11301 Carmel Commons Blvd., Ste#309 (ADDRESS)	
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Charlotte, NC 28226 (CITY) (STATE) (ZIP)	142-6B-269.00 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JOAN H. COVERDALE, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WILLIAM A. THROWER AND WIFE, ASHLEY B. THROWER, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BUILDING NO. 48, UNIT NO. 269, AND GARAGE NO(S). 3, ON THE PLAN OF "PEPPERTREE", CREEKSIDE MEADOWS CONDOMINIUMS OF RECORD IN BOOK 4675, PAGE 128 THROUGH 130, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE ("RODC") TOGETHER WITH ALL FIXTURES, APPLIANCES, WALLCOVERINGS, CARPETS OR OTHER IMPROVEMENTS THEREIN AND THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.

BEING THE SAME PROPERTY CONVEYED TO JOAN H. COVERDALE, A SINGLE WOMAN BY WARRANTY DEED FROM THE PEPPERTREE COMPANY, A TENNESSEE LIMITED PARTNERSHIP, RECORDED ON THE 20TH DAY OF APRIL, 1983 IN DEED BOOK 6041, PAGE 402, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 11/18/05 16:03 2 pgs
Fees:13.00 Taxes:304.88

20051118-0139904

unimproved ( )
This is improved (X) property, known as 810 Bellevue Road, Unit 269, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their 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.

Witness my/our hand(s) this 11th day of November, 2005.

Joan H. Coverdale
Joan H. Coverdale

STATE OF [redacted] DSL North Carolina
COUNTY OF [redacted] New Hanover DSL

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joan H. Coverdale, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th day of November, 2005.

Notary Public

My Commission Expires: 1/6/2010

DAVID SAMUEL LOPEZ NOTARY PUBLIC NEW HANOVER CO., NC COMMISSION EXPIRES JANUARY 6, 2010

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903