Davidson County DEEDWARR
Recvd: 01/05/06 14:57 2 pgs
Fees:13.00 Taxes:366.09

20060105-0001736

This Instrument Was Prepared By:

Hugh W. Entrekin, Esq.
315 Deaderick Street
AmSouth Center
Suite 1710
Nashville, Tennessee 37238

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $98,942.00.

Affiant

Subscribed and sworn to before me, this 22nd day of December, 2005.

Notary Public

My Commission Expires: 3.6.06

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Number
Westview Homes, LLC 4320 Kenilwood Dr. Suite 103 Nashville, Tennessee 37204	SAME	p/o 34-7-61.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Coleman Lake Partners, L.L.C., a Tennessee Limited Liability Company,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **Westview Homes, L.L.C., a Tennessee Limited Liability Corporation,** hereinafter called the Grantees, their successors and representatives, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, Being lot Nos. 10 & 12 on the Final Subdivision Plat of Harbor Village, Phase III, as shown of record in Instrument No. 20050331-0034862, as amended by Surveyor's Certificate of Correction of record in Instrument No. 20050406-0038091, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being a portion of the property conveyed to Coleman Lake Partners, LLC by deed of record in Instrument No. 20040901-0105947, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. Taxes for 2005 and all subsequent years, a lien, but not yet due and payable.
2. Plan of record in Instrument No. 20050331-0034862, as amended in Instrument No. 20050406-0038091, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants and By-Laws of record in Book 6628, page 577, Book 6646, page 543, Book 10672, page 743, and Instrument No. 20010817-0089318, Register's Office for Davidson County, Tennessee.

4. Stormwater Detention Agreement of record in Instrument No. 20050218-0018400, Register's office for Williamson County, Tennessee.

5. Charter and Articles of Incorporation of Harbor Village P.U.D. Association, Inc. of record in Book 6635, page 254 and Instrument No. 20010817-0089318, Register's Office for Davidson County, Tennessee.

This is (X) unimproved ( ) improved property known as: Lot Nos. 10 & 12 Harbor Village, Phase III, Nashville, TN 37115

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to said Grantee, its successors and representatives, against the lawful claims of all persons whomsoever.

WITNESS my hand this 22nd day of December, 2005.

Coleman Lake Partners, LLC

By: _____

William A. Watson, Chief Manager

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William A. Watson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Chief Manager of Coleman Lake Partners, LLC, the bargainor, a Tennessee Limited Liability Company, and that he as such Chief Manager, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of Coleman Lake Partners, LLC by himself as such Chief Manager.

Witness my hand, at Nashville, Tennessee, this 22nd day of December, 2005.

_____

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.06

