RECORD AND RETURN TO:
Mitchell A Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 03/21/07 11:22 2 pgs
Fees:13.00 Taxes:561.48

20070321-0034243

WARRANTY DEED

JANICE GRAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

R-FC-07-0102

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $151,750.00

Affiant

Subscribed and sworn to before me, this 16th DAY OF March, 2007.

Notary Public

MY COMMISSION EXPIRES: 03-16-2007
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Alfred Roberson	Wells Fargo Bank, NA	
800 Woodland Street, #102 (ADDRESS)	2701 Wells Fargo Way (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Minneapolis, MN 55467 (CITY) (STATE) (ZIP)	82-16-E-2.00 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 MICHAEL M. MORGAN, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHARLES A. ROBERSON,* 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:

*unmarried

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 102, TOGETHER WITH PARKING SPACE #25 AND THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF CITY VIEW LOFTS CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED, RECORDED AS INSTRUMENT NO. 20020905-0107488, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AS AMENDED BY FIRST AMENDMENT TO MASTER DEED FOR CITY VIEW LOFTS CONDOMINIUMS RECORDED AS INSTRUMENT NO. 20030826-0123605, SAID UNIT BEING DEPICTED ON THE CONDOMINIUM SITE PLAN ATTACHED AS EXHIBIT D TO THE AFOREMENTIONED MASTER DEED AND BEING LOCATED UPON LOT NO. 1 ON THE PLAN OF CITY VIEW LOFTS RECORDED AS INSTRUMENT NO. 20020828-0104026, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL M. MORGAN BY WARRANTY DEED FROM WALTER J. PHILLIPS, IV, UNMARRIED, RECORDED APRIL 18, 2005 IN INSTRUMENT NO. 20050418-0042799, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to a) 2007 Property Taxes; b) instruments of record in Inst. No. 20020828-0104026; Inst. No. 20010529-0055279; Inst. No. 20030826-0123606; Inst. No. 20010529-0055280; Inst. No. 20020905-0107487; Inst. No. 20020905-0107488; Inst. No. 20030826-0123605; Inst. No. 20041014-0124079; said Register's Office; and c) any and all existing easements and restrictions as shown of record not stated herein.

unimproved ( )
This is improved (X) property, known as 800 Woodland Street, #102, Nashville, Tennessee 37206
(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 16th day of March, 2007.

Michael M. Morgan

STATE OF Tennessee
COUNTY OF Davidson

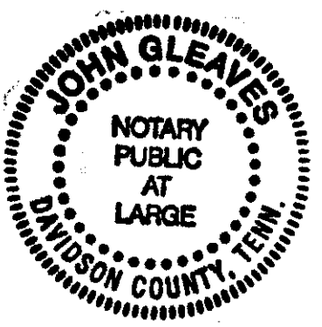
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael M. Morgan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 16th day of March, 2007.

Notary Public

My Commission Expires: 7-24-10

(SEAL)



RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903