ADDRESS NEW OWNER:
Coordination Plus, LLC

PO Box 160591

Nashville TN 37216

SEND TAX BILL TO:
New Owner

Davidson County DEEDWARR
Recvd: 07/12/07 13:44 3 pgs
Fees:18.00 Taxes:740.00

20070712-0083154

MAP & PARCEL NOS.:

Unit A-8:	43-10-0 A 11 CO
Unit B-26:	43-10-0 A 26 CO
Unit B-27:	43-10-0 A 30 CO
Unit B-37:	43-10-0 A 34 CO
Unit C-56:	43-10-0 A 49 CO
Unit E-96:	43-10-0 B 96 CO

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **W.L. Goad and wife, Hilda F. Goad, and W.L. Goad and Hilda F. Goad, Trustees under THE W.L. GOAD AND HILDA F. GOAD LIVING TRUST** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Coordination Plus, LLC, a Tennessee limited liability company** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Tract 1: (Unit A-8)
Unit A-8 (209) Madison Park, 555 Dupont Avenue, Madison, Tennessee, of record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to W.L. Goad by Quitclaim Deed dated April 10, 2006, from Terence J. Klump of record in Instrument No. 20060615-0071368, Register's Office for Davidson County, Tennessee.

Tract 2: (Unit B-26)
Land in Davidson County, Tennessee, being Unit B-26 (100), Madison Park Condominiums, 555 Dupont Avenue, Madison, Tennessee, as of record in Plat Book 5200, Pages 178-182, correcting Deed of record in Book 5832, Page 539, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to W.L. Goad and Hilda F. Goad, Trustees, and their successors in trust, of The W.L. Goad and Hilda F. Goad Living Trust by Quitclaim Deed dated January 8, 1999, from W.L. Goad and wife, Hilda F. Goad, of record in Book 11295, Page 542, Register's Office for Davidson County, Tennessee.

Tract 3: (Unit B-27)
Situated in Davidson County, Tennessee, described as follows, to-wit:

Unit B-27 (B200), Madison Park Condos, 555 Dupont Avenue, Madison, Tennessee, as of record in Plat Book 5200, Page 178-182, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description.

Being the same property conveyed to W.L. Goad and Hilda F. Goad Living Trust by Warranty Deed dated June 16, 2004, from Ada G. Krantz, unmarried, of record in Instrument No. 20040617-0072034, Register's Office for Davidson County, Tennessee.

VNP

Tract 4: (Unit B-37)
Land in Davidson County, Tennessee, being Unit No. B-204 (B-37) on the Plat of Madison Park, of record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to W.L. Goad and wife, Hilda F. Goad, Trustees of the W.L. Goad and Hilda F. Goad Living Trust, by Deed In Lieu of Foreclosure, dated November 20, 2006, from Terence J. Klump of record in Instrument No. 20070104-0001514, Register's Office for Davidson County, Tennessee.

Tract 5: (Unit C-56)
Situated in Davidson County, Tennessee, being Unit C-56 (103), Madison Park Condos, 555 Dupont Avenue, Madison, Tennessee, as of record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to The W.L. Goad and Hilda F. Goad Living Trust by Warranty Deed dated May 20, 2005, from Virgie D. Hewgley, a single woman, of record in Instrument No. 20050523-0057813, Register's Office for Davidson County, Tennessee.

Tract 6: (Unit E-96)
Situated in Davidson County, Tennessee, being Unit No. E-96 on the Plan of Madison Park Condominiums, according to Master Deed of record in Book 5462, Page 614, as corrected by Book 5608, Page 551, and amended by Book 8014, Page 416, Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 5200, Page 179-182, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to The W.L. Goad and Hilda F. Goad Living Trust by Warranty Deed dated December 8, 2004, from William H. Ragan and wife, Charlotte T. Ragan, of record in Instrument No. 20041209-0146612, said Register's Office.

This is property with a common address of 555 N. Dupont Ave., (6 units), Madison, TN (A8;B26;B27;B37;C56;E96) 37115.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 5200, Pages 179-182, said Register's office and all matters therein; 3) Master Deed of record in Book 5462, Page 614 as corrected in Book 5608, Page 551, as amended in Book 8014, Page 416, said Register's Office; 4) By-Laws of record in Book 5462, Page 625 as amended in Book 10895, Page 319, said Register's Office; 5) Stormwater Detention Agreement of record in Book 6160, Page 607, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $200,000.00.*

Affiant

Subscribed and sworn before me this 10th day of July, 2007.

Notary Public

My Commission Expires: 11-14-2009

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 14, 2009

* Applied between the parties as follows:

Unit A-8:	$30,000
Unit B-26:	$32,500
Unit B-27:	$32,500
Unit B-37:	$32,500
Unit C-56:	$32,500
Unit E-96:	$40,000

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **10th** day of **July, 2007**.

W.L. Goad

Hilda F. Goad

W.L. Goad, Trustee of THE W.L. GOAD AND HILDA F. GOAD Living Trust

Hilda F. Goad, Trustee of THE W.L. GOAD AND HILDA F. GOAD Living Trust

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **W.L. Goad and Hilda F. Goad, husband and wife, and W.L. Goad, Trustee and Hilda F. Goad, Trustee** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **10th** day of **July, 2007**.

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 14, 2009

Notary Public
My Commission Expires: 11-14-2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and state, the within named **W.L. GOAD, TRUSTEE of THE W.L. GOAD AND HILDA F. GOAD LIVING TRUST and HILDA F. GOAD, TRUSTEE, of THE W.L. GOAD AND HILDA F. GOAD LIVING TRUST**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 10th day of July 2007.

Notary Public
My Commission Expires: 11-14-2009

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 14, 2009

File No. 0707-087.WD