Davidson County DEEDWARR
Recvd: 05/05/08 15:06 3 pgs
Fees:17.00 Taxes:0.00
20080505-0046261

PREPARED BY (AND RETURN TO):

OPPENHEIMER BLEND HARRISON + TATE, INC.
ATTORNEYS AT LAW
711 NAVARRO, SIXTH FLOOR
SAN ANTONIO, TEXAS 78205
TELEPHONE: (210) 224-2000
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ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
TURRAMURRA, LTD. P. O. Box 781729 San Antonio, Texas 78278	TURRAMURRA, LTD. P. O. Box 781729 San Antonio, Texas 78278

TAX INFORMATION

MAP NO.: 104.09-0L
PARCEL NO.: 203.00-CO

CORRECTION WARRANTY DEED

FOR VALUABLE CONSIDERATION and as a contribution of capital, the receipt of which is hereby acknowledged, the **undersigned NINA M. TOBIN**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **TURRAMURRA, LTD.**, a Texas limited partnership, hereinafter called the **Grantee**, Grantee's successors and assigns, all of that tract or parcel of land in Davidson County, Tennessee more particularly described on Exhibit "A" hereto.

This is improved property, known as: 3733 West End Ave., #203, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and the same is unencumbered, except as set out on Exhibit "A" hereto.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's successors, heirs and assigns, to warrant and forever defend the title to the said real estate to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever, except as set out on Exhibit "A" hereto.

The parties hereto hereby acknowledge that Grantor and Bondi, L.L.C., a Texas limited liability company, are partners of Grantee, and Grantor is a member of Bondi, L.L.C. and, notwithstanding the fact that this Deed is in the form of a direct conveyance by Grantor to Grantee, this Deed shall be deemed to be (i) a contribution of an undivided 99% interest in the Property by Grantor to Grantee, (ii) a contribution of an undivided 1% interest in the Property by Grantor to Bondi, L.L.C., and thence (iii) a contribution of that undivided 1% interest by Bondi, L.L.C. to Grantee.

This Correction Warranty Deed is made in place of and to correct a Warranty Deed dated December 6, 2006, and duly recorded on January 22, 2007 in Instrument No. 20070122-0008460, Register's Office for Davidson County, Tennessee, as modified by that certain Correction Warranty Deed dated August 20, 2007 (as modified, the "Warranty Deed"). By mistake, the Warranty Deed incorrectly named the grantee therein. This Correction Warranty Deed is made by Grantor and accepted by Grantee to

correct that mistake by detailing the transfer, as outlined in the paragraph immediately above, and substituting the correct name of the Grantee. Other than the correction stated in this paragraph, this Correction Warranty Deed is intended to restate in all respects the prior Warranty Deed, and the effective date of this Correction Warranty Deed relates back to the effective date of the prior Warranty Deed.

WITNESS THE EXECUTION HEREOF this 29 day of April, 2008, to be effective as of December 7, 2006.

NINA M. TOBIN

STATE OF Texas §
§ ACKNOWLEDGEMENT
COUNTY OF Bexar §

THE FOREGOING instrument was acknowledged before me on the 29 day of April, 2008, by NINA M. TOBIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

SHELLEY P. MORKOVSKY
Notary Public, State of Texas
My Commission Expires Nov. 9, 2008

(SEAL)
NOTARY PUBLIC FOR THE STATE OF Texas

STATE OF Texas §
§
COUNTY OF Bexar §

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this correction of the transfer instrument is $0.00.

Affiant

Sworn and subscribed before me this 29 day of April, 2008.

SHELLEY P. MORKOVSKY
Notary Public, State of Texas
My Commission Expires Nov. 9, 2008

(SEAL)
NOTARY PUBLIC FOR THE STATE OF Texas

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 203, together with the appurtenant interest in the common elements of The Westende Condominiums, a horizontal property regime established by Master Deed, of record in Book 7288, Page 65, amended in Book 8713, Page 11, Register's Office for Davidson County, Tennessee, said Unit being depicted on the condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Nina Tobin by deed dated July 17, 2006 from Robert E. Frankum and Diana Frankum of record in Instrument No. 20060270-0087974, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2006 Taxes which have been prorated by the parties and assumed by the Grantee.

2. Charter of Incorporation of The Westende Homeowners' Association, Inc. of record in Book 6981, Page 550, amended in Book 8275, Page 811, Register's Office for Davidson County, Tennessee.

3. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for Westende Condominiums, of record in Book 7288, Page 65, amended in Book 8713, Page 11, Register's Office for Davidson County, Tennessee.

4. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.