WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $233,000.00

Heather A Combs
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 24TH DAY OF JULY, 2008.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES APRIL 14, 2012

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 08-02749 KOBAN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Katherine Elizabeth Koban	same	131-06-E 323.00 CO
323 Boxmere Place		
Nashville, TN 37215		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JULIE WEIST, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

KATHERINE ELIZABETH KOBAN,AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 323 Boxmere Place, Nashville, TN 37215

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise set out herein; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 hand on the 24th day of July, 2008.

Julie Weist
Julie Weist

Davidson County DEEDWARR
Recvd: 07/25/08 08:52 2 pgs
Fees:13.00 Taxes:862.10
20080725-0076163

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Franklin, Tennessee, this 24th day of July, 2008.

Notary Public _____

My Commission Expires: _____

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES APRIL 14, 2012

EXHIBIT A - LEGAL DESCRIPTION

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit 323, together with the appurtenant interest in the common elements of Burton Hills, Village of Boxmere, Phase I, A Condominium, a Horizontal Property Regime, established by the Master Deed of record in Book 6666, Page 749, and as amended in Book 6824, Page 308, Second Amendment of record in Book 6908, Page 738 and Third Amendment of record in Book 6921, Page 226, Register's Office, Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned First Amendment to the Master Deed of record in Book 6824, Page 308, said Register's Office.

Being the same property conveyed to Julie Weist, unmarried by Warranty Deed from Edgar H. Pierce, Jr. and wife, Sarah R. Pierce, recorded on the 14th day of July, 2004 in Instrument No. 20040714-0083809, in the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulation, building restriction, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.