[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Lucille G. Owen	New Owner	Map/Parcel -
5000 Park Avenue #100		91-15A-1.00 CO
Nashville, TN 37209		26b

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Roger D. Yates, unmarried** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Lucille G. Owen** (The "Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 100, TOGETHER WITH THE GARAGE B. AND THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF PARK AVENUE CONDOMINIUM, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED OF RECORD IN INSTRUMENT NUMBER 200103070021702, AS AMENDED IN INSTRUMENT NUMBER 200104040032731 AND IN INSTRUMENT NUMBER 20020808-0095964 AND 20030205-0015857, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE PREMISES HEREIN DESCRIBED IS A CONDOMINIUM APARTMENT ESTABLISHED PURSUANT TO ALL THE PROVISIONS OF THE TENNESSEE "HORIZONTAL PROPERTY ACT" AS THE SAME IS SET OUT IN SECTION 66-27-101 ET SEQ. OF THE TENNESSEE CODE ANNOTATED, AND IS SUBJECT TO THE PROVISIONS AND REQUIREMENTS THEREOF, AND IS SUBJECT TO THE BY-LAWS FOR THE ADMINISTRATION THEREOF OF RECORD IN INSTRUMENT NUMBER 200103070021703, SAID REGISTER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO ROGER D. YATES, AN UNMARRIED PERSON BY WARRANTY DEED FROM KENNETH D. KEATING AND WIFE, DORIS E. KEATING, RECORDED ON THE 3RD DAY OF NOVEMBER, 2004 IN INSTRUMENT NO. 20041103-0132628, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to the following:

1. Taxes for the year 2009, which have been prorated, the payment of which is assumed by Grantee
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the Boundary Plat recorded in Book 57, Page(s) 103, said Register's Office.
3. Terms and provisions of by-Laws of Park Avenue Condominiums recorded in Instrument No. 20010307-0021703, said Register's Office.
4. Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing PARK AVENUE Condominium of record in Instrument No. 20010307-0021702, as amended by instrument(s) of record in Instrument Nos. 20010404-0032731, 20020808-0095964 and 20030205-0015857, said Register's Office.

This is improved property commonly known as: 5000 Park Avenue #100, Nashville, TN 37209

BILL GARRETT, Davidson County
Trans:T20090023858 DEEDWARR
Recvd: 04/09/09 15:06 2 pgs
Fees:13.00 Taxes:747.40
20090409-0032560

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $202,000.00

Affiant

Subscribed and sworn to before me
this 2nd day of April, 2008

My Commission Expires 01/09/2012

My Commission Expires: _____

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

And Grantor does covenant with the said Grantee that the 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 set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 2nd day of April, 2009.

Roger D. Yates

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 2nd day of April, 2009, before me personally appeared Roger D. Yates to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

WITNESS my hand and official seal.

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:

My Commission Expires 01/09/2012