THIS INSTRUMENT PREPARED BY: **Mudter Morgan, Patterson & Akins** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 28916-07-2009** **File Box 9B**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration for this transfer is: $0.00 * Affiant Subscribed and sworn to before me, this 14th day of August, 2009. Notary Public My Commission Expires: JULY 7, 2011

ELIZABETH J. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires

Address New Owner: Christopher H. Raggio 2107 Fairfax Avenue, Unit 203 Nashville, TN 37212	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map and Parcel No.: 104120B10700CO

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Donald J. Raggio, unmarried, ("Grantor"), does hereby quitclaim, transfer and convey unto Christopher H. Raggio, ("Grantee"), his heirs and assigns of all his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 2107 Fairfax Avenue, Unit 203, Nashville, TN, 37212.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14 day of August, 2009.

Donald J. Raggio

STATE OF MISSISSIPPI, COUNTY OF Hinds SS.:

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

Witness my hand, at office, this 14th day of August, 2009.

Notary Public

My Commission Expires:

PATRICIA H. SMITH NOTARY PUBLIC HINDS COUNTY, MS

Notary Public State of Mississippi At Large
My Commission Expires: July 2, 2011
Bonded Thru Heiden, Brooks & Garland, Inc.

BILL GARRETT, Davidson County
Trans: T20090057501 DEEDQC
Recvd: 08/21/09 15:20 2 pgs
Fees: 12.00 Taxes: 0.00

20090821-0079007

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 203, Building One on the Plan of Ashley Place Condominiums, of record in Plat Book 6200, Page 462, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Ashley Place Condominiums, a horizontal property regime established by Master Deed of record in Book 6839, Page 635, said Register's Office.

Being the same property conveyed to Christopher Hamilton Raggio, unmarried, and Donald J. Raggio and wife, Rebecca A. Raggio by deed dated 6/4/2003 from Jill A. Harleman, unmarried, of record in Instrument No. 20030610-0080107, Register's Office for Davidson County, Tennessee. Rebecca A. Raggio having since died.