WARRANTY DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: Jijun Hao 3000 Hillsboro Pike, Unit 139 Nashville, Tennessee 37215	SEND TAX BILLS TO: Suntrust Mortgage Inc. 1001 Semmes Avenue Richmond, VA 23224	MAP-PARCEL NUMBERS: 117030A13900CO

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

CHRIS THOENY, a married man

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

JIJUN HAO, a married man

HEREINAFTER called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in **Davidson County** State of Tennessee, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 139 on the plan of Versailles Apartments, of record in Book 5050, Page 80*, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference. **

Being the same property conveyed to Chris Thoeny by warranty deed from Cecil Sims Irvin of record in Instrument No. 20050727-0087258, in the Register's Office for Davidson County, Tennessee.

The property being conveyed herein is investment property only and has never been used by the grantor as marital property.

This is improved property known as **3000 Hillsboro Pike, #139, Nashville, Tennessee 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, his heirs and assigns, forever. And it does covenant with the said GRANTEE, that we are lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And it does further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND this the 22nd day of June, 2010.

CHRIS THOENY

*as corrected by Surveyor's Certificate of Correction in Book 5171, Page 153,

**together with appurtenant interest in the common elements of Versailles Condominium, a Horizontal Property Regime established by Master Deed of record of record in Book 5168, Page 944; Book 5659; Page 641; Book 5667, Page 375; Book 5589, Page 367; Book 7770, Page 955 and Book 8434, Page 719, said Register's Office.

BILL GARRETT, Davidson County
Trans:T20100040602 DEEDWARR
Recvd: 07/02/10 08:49 2 pgs
Fees:13.00 Taxes:599.40

20100702-0051897

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **CHRIS THOENY,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 22nd day of June, 2010.

TARA HAWLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tara Hawley
NOTARY PUBLIC
My Commission Expires: 11-4-13

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $162,000.00.

Cari Tiesl
AFFIANT

Sworn to and subscribed to before me this 22nd day of June, 2010.

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Dana Delworth
NOTARY PUBLIC

My Commission Expires: 01/07/2010