This instrument prepared by and after recording, return to: **File #2010-115**
Marjorie Kaup Haines, Esq., BPR#026345
Kay B. Housch, P.C.
222 2nd Ave. North, Suite 310
Nashville TN 37201

WARRANTY DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) D. Scott Parsley	(NAME) Same as new owner	Map & Parcel # 093023A00400CO
(STREET ADDRESS) 219 Second Avenue North, 3rd Floor	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Nashville Tennessee 37201	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **DEWARD B. COURTNEY and wife, RHONDA L. COURTNEY,** Grantors, have this day bargained and sold, and does hereby transfer and convey unto the said, **D. SCOTT PARSLEY a/k/a DAVID SCOTT PARSLEY, a single person,** Grantee herein, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being more particularly described as follows: Those certain Premises being the Third Floor, comprising a portion of the Project known as 219 Market Street Building, said Project having been established as a Horizontal Property Regime by Declaration dated April 20, 1979, and recorded in Book 5424, page 27, Register's Office, Davidson County, Tennessee; amended in Book 9596, page 941, said Register's Office, said premises being more particularly described as follows:

Being Unit Space label as Three (3), the same being the third story of said Project as shown on the plat of record in Book 5200, page 153, Register's Office, Davidson County, Tennessee, excepting and reserving any portion of the common elements lying within said unit and easements through said unit appurtenant to the common elements and other units, all as set forth in said Declaration, and the undivided 25% interest in the floor appurtenant to said unit in all the common elements of said Project, as described in said Declaration, including the building and land, together with all fixtures, now or hereafter installed therein or appurtenant thereto, including but without limiting the scope of the foregoing, all plumbing, heating and air conditioning equipment, appliances, gas and electric fixtures, carpets and linoleums which are or shall be attached permanently to the Premises, all of which are and shall be deemed to be fixtures and a part of the realty; all other privileges and appurtenances thereto belonging; and all the rents, issues and projects, which may arise or be had therefrom. All of the foregoing are herein referred to as the "Premises".

Being the same property conveyed to Deward B. Courtney and wife, Rhonda L. Courtney, by installment deed of record in Instrument #20050930-0117869, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration or value whichever is greater, for this transfer is $300,000.00.

Subscribed and sworn to before me this the 29th day of October, 2010.

Affiant

My commission expires: 1-8-2013

Notary Public

KAY B. HOUSCH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires Jan 8, 2013

This is improved property known as 219 Second Avenue North, Third Floor, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 29th day of October, 2010.

Deward B. Courtney

Rhonda L. Courtney

BILL GARRETT, Davidson County
Trans:T20100068860 DEEDWARR
Recvd: 10/29/10 16:02 2 pgs
Fees:13.00 Taxes:1110.00
20101029-0086955

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public, in and for said County and State, **Deward B. Courtney and wife, Rhonda L. Courtney,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of October, 2012.

Notary Public
My Commission Expires

KELLY B HOWICK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 8, 2013

Encumbrances:

1. 2011 and subsequent years real property taxes are a lien, but not yet due and payable.
2. Subject to rights of tenants in possession under prior unrecorded leases.
3. Subject to all matters shown on Plan of record in Book 5200, page 153, Register's Office, Davidson County, Tennessee.
4. The premises herein insured is a condominium established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the Bylaws for the administration thereof; to the easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens assessments and other undertakings contained in the Master Deed of record in Book 5424, page 34, Register's Office, Davidson County, Tennessee, and the Bylaws of record in Book 5424, page 34, Register's Office, Davidson County, Tennessee, establishing and Bylaws a Horizontal Property Regime; as amended in Book 9596, page 941, said Register's Office.