2405 Crestmoor Road, Nashville, Tennessee 37215-0157

| ADDRESS NEW OWNER: | MORTGAGEE: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Gregory L. Mosser<br>5806 Vine Ridge Drive<br>Nashville, TN 37205 | SAME | 103-09<br>89<br>8DA 57875 |

**WARRANTY DEED**

BOOK 7802 PAGE 428

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Herschel S. White, Jr. and wife, Carolyn P. White

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Gregory L. Mosser and wife, Susan K. Spain

hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot no. 93 on the plan of Hillwood Estates, Section Six, of record in Book 2133, Page 96, Register's Office for said County.

SAID Lot No. 94 fronts 150 feet on the northwesterly margin of Vine Ridge Drive and extends back 191.9 feet on the southwesterly line and 199.1 feet on the northeasterly line to a broken line in the rear, measuring 150.44 feet thereon.

BEING the same property conveyed to Herschel S. White, Jr. and wife, Carolyn P. White by deed from Graham B. Wall, Jr., unmarried, of record in Book 5086, Page 585, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3069, Page 171, said Register's Office, and to the matters set forth in the above referenced plan of record.

This instrument is executed on behalf of Carolyn P. White by Herschel S. White, Jr., as her Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to this deed and incorporated herein by reference.

This is (~~an~~) improved property, known as 5806 Vine Ridge Drive, Nashville, TN 37205.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor 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 herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 27th day of March, 19 89.

Carolyn P. White
BY: Herschel S. White, Jr.
Attorney in Fact

Herschel S. White, Jr.

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

On this 27th day of March, 19 89, before me personally appeared Herschel S. White, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

NOTARY PUBLIC AT LARGE

My C

Notary Public

BOOK

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

**STATE OF TENNESSEE**
**COUNTY OF** ~~Davidson~~

The actual consideration or value, whichever is greater, for this transfer is $ 105,000.00 .

_____
Affiant

Subscribed and sworn to before me, this the 27th day of March, 1989.

My Commission Expires: Oct 9, 1991

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Herschel S. White, Jr., 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 on behalf of Carolyn P. White as her Attorney in Fact, as the free act and deed of the within named Carolyn P. White. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of March, 1989.

_____
NOTARY PUBLIC

My commission expires: Oct 9, 1991

**WARRANTY DEED**

from:
Herschel S. White, Jr. and wife,
Carolyn P. White

to:
Gregory L. Mosser and wife, Susan K. Spain

**WILKINS & IVEY**
**Attorneys at Law**
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 28262

"EXHIBIT A"



STATE OF TENNESSEE

COUNTY OF DAVIDSON

# A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

Harold S. White
Affiant

Sworn to and subscribed before me this 27th day of March, 19 89.

Christy Wilkins Avery
Notary Public

My Commission Expires: Dec 9, 1991

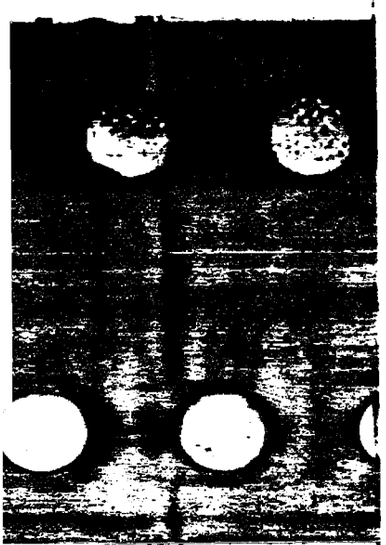
CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

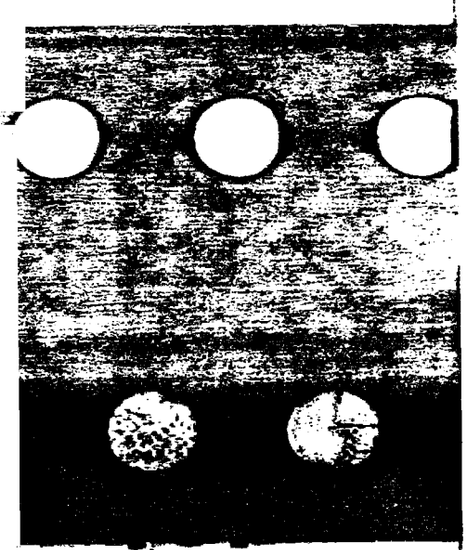
9736 03/28 0101 03CHECK 356.00

TENNESSEE REFERENCE

MAR 28 12 10 PM '89

19810





**OFFICIAL RECEIPT**

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7802 PAGE 431

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 105000.00
CON TX 346.50
PRFEE 0.50
WDEED 9.00
TOTAL 356.00
CHECK 356.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 03/28/89 01 12:11 0001 9736

19810

IDENTIFICATION REFERENCE

MAR 28 12 10 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 194217