BOOK 11219 PAGE 437

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 134,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
19th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 3/31/02
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Michael T. Moser (NAME) | NEW SOUTH FEDERAL SAVINGS BANK (NAME) | MAP 108-4 |
| 1056 Fitzpatrick Road (ADDRESS) | 1900 Crestwood Boulevard (ADDRESS) | PARCEL 183 |
| Nashville, TN 37214 (CITY) (STATE) (ZIP) | Birmingham, Alabama 35283-0180 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Shawn M. Anderson, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael T. Moser and wife, Tonya L. Moser

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 357 on the Plan of Larchwood, Section 7, of record in Book 6900, Page 274, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Shawn M. Anderson, and wife, Mary Beth Anderson, by deed from Dirk D. Hobgood, and wife, Malissa M. Hobgood, of record in Book 9528, Page 982, Register's Office for Davidson County, Tennessee. The said Shawn M. Anderson and Mary Beth Anderson having since divorced and Mary Beth Anderson having conveyed her interest to Shawn Michael Anderson by deed of record in Book 10177, Page 806, Register's Office for Davidson County, Tennessee. Shawn M. Anderson and Shawn Michael Anderson being one and the same person.

05116599
IDENTIF. ↑ REFERENCE

98 NOV 24 PM 1:04
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 1056 Fitzpatrick Road, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 my hand this 19th day of November, 19 98

Shawn M. Anderson

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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 Shawn M. Anderson

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 and official seal at Goodlettsville, Tennessee, this 19th day of November, 1998.

Commission expires 3/23/02

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public



1325 11/24 0101 03CHECK 506.80

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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | CAMT | 134000.00 |
| | | | CON TX | 495.80 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | CFEE | 2.00 |
| | | | TOTAL | 506.80 |
| | | | CHECK | 506.80 |
| 11/24/98 | 01 | | 13:06 0001 | 1325 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0516599
IDENTIF. ↑ REFERENCE

98 NOV 24 PM 1:04
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN

**No.** 1376370