FILE BOX 9-B
FIRST TITLE & ESCROW CO.,INC.
#17494

PREPARED BY (AND RETURN TO):

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W & I Ref: (st) Title No: 41950
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 09/19/00 14:42 2pgs
Fees:11.00 Taxes:577.20
20000919-0093235

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jeannine E. Georgiades 5664 Kendall Drive Nashville, TN 37209	Mortgage Edge Corporation 2000 Glen Echo Road, Suite 211 Nashville, TN 37215

TAX MAP-PARCEL NUMBERS: 103-6-3.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 156,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert Brent Rose and spouse, Jennifer L. Rose,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jeannine E. Georgiades, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Brookside Courts Addition No. 2 of record in Book 1835, Page 47, Register's Office for said County.

Said Lot No. 16 fronts 70 feet on the westerly margin of Kendall Drive and extends back 165.8 feet on the northerly line and 143.1 feet on the southerly line to a dead line in the rear, measuring 100 feet thereon.

Being the same property conveyed to Robert Brent Rose and wife, Jennifer L. Rose by deed from Paul Brunette and wife, Elizabeth C. Brunette of record in Book 9334, Page 484, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Above described conveyance subject to; taxes for the year 2000 and subsequent years; The Plan of record in Book 1835, Page 47, said Register's Office, shows an owner's certificate, a 30 foot minimum setback line from Kendall Drive and 15 foot easement for public utility purposes along the rear line of said lot, together with a power line lying there; Easements for drive way purposes of record in Book 5269, Page 795 and in Book 5227, Page 164, said Register's Office.

This is improved property, known as: 5664 Kendall Drive, Nashville, TN 37209

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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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.

WITNESS THE EXECUTION HEREOF this 14th day of September, 2000.

Robert Brent Rose **Jennifer L. Rose**

State of Tennessee
County of Davidson

On this 14th day of September, 2000, before me the undersigned authority, personally appeared **Robert Brent Rose** and **Jennifer L. Rose**, 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 the execution as free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 156,000.00

Affiant

Sworn and subscribed before me on the 14th day of September, 2000.

Notary Public

My Commission Expires: 11/29/03