PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Davidson County DEEDWARR
Recvd: 04/06/01 15:05 2pgs
Fees:11.00 Taxes:518.58
20010406-0034095

W & I Ref: (gj) Title No: 42261
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David Cecil Moss, Jr. Leah Marie Primm 1714 Rosewood Avenue Nashville, TN 37212	Chase Manhattan Mortgage Corp 5409 Maryland Way, #202 Brentwood, TN 37027

TAX MAP-PARCEL NUMBERS: 117-4-89

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 140156.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David M. Joffe, Jr., unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David Cecil Moss, Jr. and Leah Marie Primm, as join tennants, with rights of survivorship,** 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 the west 20 feet of Lot No. 267, and the east 40 feet of Lot No. 268, on the Map of Belmont Land Company's Plan, of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

SAID parts of said lots adjoin and front together 60 feet on the north side of Rosewood Avenue and run back between parallel lines 170 feet to an alley.

BEING the same property conveyed to David M. Joffe, Jr., and wife, Robin M. Joffe by deed from Elizabeth Frierson, a single person, of record in Book 8966, page 483, Register's Office for Davidson County, Tennessee. David M. Joffe, Jr. and Robin M. Joffe have sin been divorced by Final Decree of the Second Circuit Court for Davidson County, Tennessee, Doc. #96D-1611. Robin M. Joffe has since conveyed all of her interest in subject property to David M. Joffe by Quitclaim Deed of Record in Book 11050, page 213, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 421, Page 71, said Register's Office,.

This is improved property, known as: 1714 Rosewood Avenue, Nashville, TN 37212

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 30th day of March, 2001.

David M. Joffe, Jr.

State of Tennessee
County of Williamson

On this 30th day of March, 2001, before me the undersigned authority, personally appeared **David M. Joffe, 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 the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 5/30/04

Notary Public

State of Tennessee
County of Williamson

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: $ 140156.00

Affiant

Sworn and subscribed before me on the 30th day of March, 2001.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 5/30/04

Notary Public