This Instrument Prepared by:

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Attorneys at Law
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320 E. College Street
Dickson, TN 37055
CLT 3206

Davidson County DEEDWARR
Recvd: 11/06/01 09:34 2pgs
Fees:13.00 Taxes:299.89
20011106-0121454

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY ONE THOUSAND FIFTY ONE AND 20/100 ($81,051.20) DOLLARS, cash in hand paid by FRANK L. MUCERINO, and wife LAURA MUCERINO, receipt of which is hereby acknowledged, we, WILLIAM A. COPEN, and wife JEANETTE COPEN, have bargained and sold, and by these presents do transfer and convey unto the said FRANK L. MUCERINO, and wife LAURA MUCERINO, their heirs and assigns, a certain tract or parcel of land as follows:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No.12 -A, on the Plan of Section seven, Doral Country Villa, of record in Book 5200, page 223, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to William A. Copen, and wife, Jeanette Copen by deed from Mark G. Robbins, and wife, Karen M. Robbins, dated March 27, 1996, and of record in Book 9997, Page 870, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the Lien for special Assessments as set forth in the Master Deed in Book 5532 Page 727 and Book 5623 Page 252.

This conveyance is subject to the rights of others in and to the common elements areas.

This conveyance is subject to Master Deed of record in Book 5532, page 727 and Book 5623, Page 252; By Laws of record in Book 5532, Page 768, and charter of record in Book 5544, Page 463, in said Register's Office, which sets forth restrictions, assessments, liens, and other matters and to which reference is hereby made for more particulars.

The Plan of record in Book 5200, Page 223, said Register's Office, which shows minimum building setback lines and easements and to which Plan reference is hereby made for a more complete description thereof. Subject to Notes on said Plan.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said FRANK L. MUCERINO, and wife LAURA MUCERINO, their heirs and assigns, forever. And we do covenant with the said FRANK L. MUCERINO, and wife LAURA MUCERINO, that we are lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unincumbered except for 2001 Davidson County property taxes which have been prorated and will be paid by Grantees.

And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said FRANK L. MUCERINO, and wife LAURA MUCERINO, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS, on this 21st day of September, 2001.

WILLIAM A. COPEN

JEANETTE COPEN

STATE OF TENNESSEE
COUNTY OF DICKSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, WILLIAM A. COPEN, and wife JEANETTE COPEN, with whom I am personally acquainted or who were proved on the basis of satisfactory evidence to me to be the persons described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that executed the foregoing instrument as their free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal at office in said County this 21st day of September, 2001.

NOTARY PUBLIC

JOSEPH M. BARRETT NOTARY PUBLIC AT LARGE DICKSON COUNTY, TN

My Comm. Expires June 20, 2005

My Commission Expires: _____

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $81,051.20, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed to before me this 21st day of September, 2001.

NOTARY PUBLIC

JOSEPH M. BARRETT NOTARY PUBLIC AT LARGE DICKSON COUNTY, TN

My Comm. Expires June 20, 2005

My Commission Expires: _____

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Field Book Number 9D 75239 142-6-D-48 C O

Parcel No.

ADDRESS OF NEW OWNERS AND
SEND TAX BILLS TO:
Mr. and Mrs. FRANK L. MUCERINO
P.O. Box 1102
Dickson, TN 37056