PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref:(ST) Title No: 43246
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 02/22/02 13:26 2pgs
Fees:13.00 Taxes:517.63
20020222-0023043

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Ashley E. Bourne 1401 Paris Avenue Nashville, Tennessee 37212	First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans P.O. Box 146 Memphis, Tennessee 38101

TAX MAP-PARCEL NUMBERS: 118-01-076

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$139,900.00** , 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 Thomas and spouse, Connie Thomas**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ashley E. Bourne** 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 Davidson County, Tennessee, being Lot No. 71 on the Plan of Victoria Place of record in Book 332, Page 10 Register's Office for said County.

Said Lot No. 71 fronts 62.5 feet on the southerly margin of Paris Avenue and extends back between parallel lines 130 feet to an alley.

Being the same property conveyed to David Thomas and wife Connie Thomas by deed from Paul A. Picelli, unmarried of record in Doc. No. 200002020011002, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to: Taxes for 2002, and subsequent years; All Matters shown onThe Plan, with Owner's Certificate, of record in Plat Book 332 Page 10, said Register's Office.

This is improved property, known as: 1401 Paris Avenue, Nashville, Tennessee 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 21st day of February, 2002.

David Thomas

Connie Thomas

State of TENNESSEE

County of DAVIDSON

On this 21st day of February, 2002 , before me the undersigned authority, personally appeared David Thomas and Connie Thomas , 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.

SHAWN E. KUPER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: _____

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $139,900.00

Affiant

Sworn and subscribed before me this the 21st day of February, 2002

SHAWN E. KUPER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: _____

Notary Public

My Commission Expires MAR 28 2002