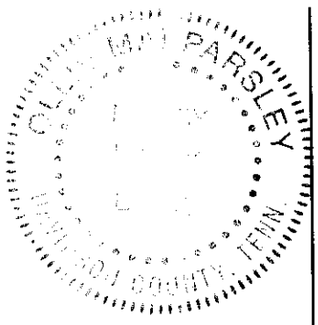


My Commission Expires JAN. 25. 2003

STATE OF TENNESSEE 12249
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 219,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May, 2002.

Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: 1/25/2003

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS: Heidi Schmidt	SEND TAX BILLS TO: New Owner	73-6-34
(NAME) 3810 Moss Rose Drive	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37216	(STREET ADDRES)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Janice L. Pancake and husband, Glenn F. Pancake

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Heidi Schmidt and James Frank Schmidt, as joint tenants with right of survivorship

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:

See exhibit A attached hereto and made a part hereof.

Davidson County DEEDWARR
Recvd: 06/03/02 14:26 3pgs
Fees:18.00 Taxes:810.30

20020603-0066856

This is improved property known as 3810 Moss Rose Drive, Nashville, TN 37216

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 their hand s this 31st day of May, 2002.

Janice L. Pancake

Glenn F. Pancake

File No.: 12249

ATTACHMENT

LAND in Davidson County, Tennessee, being the southerly 175 feet of Lot "B" shown on a survey made by Z. J. Willkinson, Surveyor, March 16, 1946, being part of Lot No. 3 in the division of Lot no. 5 of the Addison Cooper Lands, as of record in Plan Book 2, page 133, Chancery Court, Nashville, and a small triangular parcel of land located between the original center line of Moss Rose Drive and the present easterly right-of-way line of Moss Rose Drive, all of said property being described according to a survey by T. R. Sanford, Jr., Surveyor, dated August 16, 1956, as follows:

Beginning at a concrete monument in the present easterly right-of-way line of Moss Rose Drive, said point being the northwest corner of Lot No. 1, Riverwood Terrace First Addition, of record in Book 2083, page 44, Register's Office for Davidson County, Tennessee; thence with the present easterly right-of-way line of Moss Rose Drive, North 32 deg. 27 min. West 165.6 feet to an pin in the southerly line of the property conveyed to E. M. Wilson and wife, by deed from R. E. George and wife, of record in Book 2094, page 449, and by Deed of Correction of record in Book 2145, page 53, both in said Register's Office; thence with Wilson's south line, North 72 deg. 50 min. East 353.67 feet to the low water mark of the Cumberland River, South 2 deg. East 175 feet to the northeast corner of said Lot No. 1 as shown on Riverwood Terrace, First Addition; thence with the northerly line of said Lot No. 1, Riverwood Terrace, First Addition, South 75 deg. 30 min. West 329.03 feet to the point of beginning.

BEING the same property conveyed to Janice L. Pancake by deed from H. T. Rippy and wife, Shirley Rippy, filed of record in Book 10559, page 98, Register's Office for Davidson County, Tennessee, and by quitclaim deed from Glenn F. Pancake filed in Book 11435, page 414, said Register's Office.

Janice L. Pancake and Janice Pancake being one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

12249

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Janice L. Pancake and husband, Glenn F. Pancake the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of May, 2002.

My commission expires 1/25/2003

Notary Public, Ollie Mai Parsley

OLLIE MAI PARSLEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN 25, 2003