

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of September, 2002.

Notary Public

MY COMMISSION EXPIRES: 05/23/06

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 613 Potomac Place, Suite 201, Smyrna, TN 37167

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel J. Broomhead	Wells Fargo Home Mortgage	Map: 119-12-125.01
(NAME)	(NAME)	
741 Drummond Ct.	4456 Corporation Lane, Ste. 100	Parcel:
(ADDRESS)	(ADDRESS)	
Nashville TN 37211	Virginia Beach, VA 23462	
(CITY) (STATE) (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, JASON BYERS AND WIFE, ANJANETTE BYERS, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto DANIEL J. BROOMHEAD, a married person 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:

Land in Davidson County, Tennessee, being part of Lot No. 110, Section Two, Battlewood, as shown by plat appearing of record in Plat Book 1835, pages 95 and 96, of the Register's Office of Davidson County, Tennessee, and being described as follows: Beginning at a point in the common line of Lot Nos. 110 and 111, 4 feet south of the common corner of said Lots, at a margin of Drummond Court, this being a point in the south boundary line of Briley Parkway; thence South 74° 8' 16"; thence West 27 feet along the south boundary of said Parkway; thence North 15° 51' 45"; thence West 5 feet; thence westerly 230 feet to a point in the west margin of Lot No. 110; thence South 29° 49' East 345 feet to the South corner of said Lot 110; thence northeasterly along the southeast line of said Lot No. 110, 223.50 feet to a point being the southwest corner of Lot No. 111; thence northerly along the common line between Lot Nos. 110 and 111; 190.82 feet to the beginning.

Being the same property conveyed to Jason Byers and wife, Anjanette Byers by Warranty Deed of record in Book 11458, page 717, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Easement of record in Deed Book 2144, page 54 and in Book 3576, page 425; and, any and all matters as shown on plat of record in Plat Book 1835, pages 95 and 96; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 741 Drummond Ct., Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 16th day of September, 2002.

Jason Byers

Anjanette Byers

Davidson County DEEDWARR
Recvd: 09/20/02 11:19 2pgs
Fees:13.00 Taxes:307.10

20020920-0114851

STATE OF Tennessee

COUNTY OF Davidson

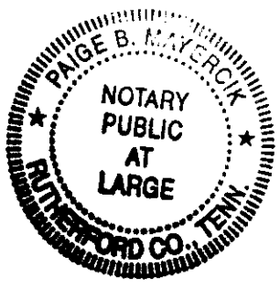
Before me, the undersigned Notary Public, personally appeared Jason Byers and wife, Anjanette Byers who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 16th day of September, 2002.

Paige B. Mayerick

Notary Public

My Commission Expires: 5-23-06



(SEAL)

Mail After Recording To:

Southern Title Services, LLC
613 Potomac Place, Suite 201
Smyrna, TN 37167