Davidson County DEEDWARR
Recvd: 11/25/02 12:00 2pgs
Fees:13.00 Taxes:647.50

20021125-0145979

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 19618**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $175,000.00. Affiant Subscribed and sworn to before me, this 19th day of NOVEMBER, 2002. Notary Public My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV 29, 2003

WARRANTY DEED

Address New Owner: Mr. and Mrs. Douglas T. Ayres 1116 Silverleaf Terrace Nashville, TN 37221	**Send Tax Bills To:** First Horizon Home Loan Corporation P.O. Box 19664 Irvine, CA 92623-9664	**Tax Information:** MAP 141-15-C PAR 81.00 CO FB 09D 77291

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, DAVID MOSOW AND WIFE, CAROL J. MOSOW ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DOUGLAS T. AYRES AND WIFE, DANA AYRES ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1116 Silverleaf Terrace, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of NOVEMBER, 2002.

DAVID MOSOW

CAROL J. MOSOW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, DAVID MOSOW AND WIFE, CAROL J. MOSOW, 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, at office, this 19th day of NOVEMBER, 2002.

My Commission Expires: _____ Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV 29, 2003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 213 on the Plan of Phase "7" Rolling River Estates, as of record in Plat Book 5800, page 86, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to David Mosow and wife, Carol J. Mosow by deed from Michael E. McCadden and wife, Helen McCadden of record in Book 7622, page 306, said Register's Office.

This conveyance is made subject to (1) Restrictions of record in Book 4892, page 698, made applicable in Book 5917, page 310; (2) By-Laws of record in Book 4892, page 679; (3) Charter of record in Book 4892, page 671, amended in Book 8276, page 552; and (4) All matters appearing on the Plan of record in Plat Book 5800, page 86, said Register's Office.