PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Davidson County DEEDWARR
Recvd: 12/04/02 14:01 2pgs
Fees:13.00 Taxes:2941.50
20021204-0149367

W & I Ref:(SK) Title No: 44063
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Michael J. Buttarazzi Kate O. Buttarazzi 4303 Sneed Road Nashville, Tennessee 37215	First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans P.O. Box 146 Memphis, Tennessee 38101

TAX MAP-PARCEL NUMBERS: 116-14-117

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$795,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Samuel C. Loventhal, married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael J. Buttarazzi and spouse, Kate O. Buttarazzi** 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 in the city of Belle Meade, Davidson County, Tennessee, being Lot No. 31 and the northerly 33-1/3 feet of lot No. 32 on the plan of W.S. Bransford's Subdivision of Lots Nos. 35, 36, 37, 42 and 43, Division "A", Belle Meade, a of record in Book 547, page 133, Register's Office for said County.

Said Lot No. 31 and part of Lot No. 32 front together 133- 1/3 feet on the easterly side of Park Center Avenue and run back between parallel lines, 300 feet to a dead line.

BEING the same property conveyed to Samuel C. Loventhal and wife, Clare H. Loventhal by deed from W.P. McFail and wife, Ruth Williams McFail of record in Book 1718, page 19, said Register's Office. By Quitclaim Deed of record in Book 8532, page 213, said Register's Office, subject property was conveyed to Samuel C. Loventhal.

Clare H. Loventhal, spouse of Samuel C. Loventhal, joins in this conveyance solely to convey any and all marital interest.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 547 Page 133, said Register's Office.

This is improved property, known as: 510 Park Center Avenue, Nashville, Tennessee 37205

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 26th day of November, 2002.

Samuel C. Loventhal
Samuel C. Loventhal

Clare H. Loventhal
Clare H. Loventhal

State of TENNESSEE
County of DAVIDSON

On this 26th day of November, 2002 , before me the undersigned authority, personally appeared **Samuel C. Loventhal and Clare H. Loventhal** , 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.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

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 $795,000.00

Affiant

Sworn and subscribed before me this the 27th day of November, 2002

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

Notary Public