Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075
File No. 05-0210-60602

Record & Return To:
Mitchell A. Watts, Attorney at Law
2400 Crestmoor Road, Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 130,000.00.

J. Hart
Affiant

Subscribed and sworn to before me, this 29th day of November, 2002.

Mitchell A. Watts
Notary Public
My commission expires: 10.12.05

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Address of New Owner:	Send Tax Bills to:	Tax Information
Teresa Tomasek 4302 Kennedy Avenue Nashville, TN 37216	New Owner	061-12-0- 212.00 & 213.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, F. W. Keyes and wife, E. Anne Keyes, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Teresa Tomasek and wife, Dean Tomasek, hereinafter called the Grantees, their successors 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 Lot Nos. 2 and 3, Block A, on the Plan of Greenland ** of record in Plat Book 974, Page 13, Register's Office for said County, to which plan reference is hereby made for a more complete description. **Estates
>
> Being the same property conveyed to F. W. Keyes and wife, E. Anne Keyes by deed from Genevieve Dracenberg Shapkauski, of record in Book 3645, Page 573, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 4302 Kennedy Avenue, Nashville, Tennessee 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 29th day of November, 2002.

F. W. Keyes

E. Anne Keyes

Davidson County DEEDWARR
Recvd: 12/27/02 15:23 2pgs
Fees:13.00 Taxes:481.00

20021227-0159981

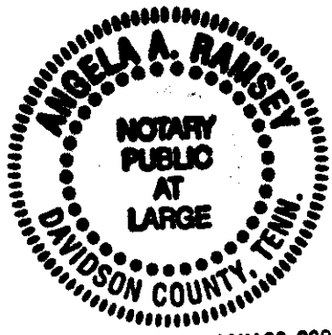
STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, F. W. Keyes and E. Anne Keyes, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Hendersonville, Tennessee, this 29th day of November, 2002.

Notary Public: Angela A. Ramsey

My Commission expires 05/28/06



My Commission Expires MAY 28, 2006