Box 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $79,800.00.

Subscribed and sworn to before me, this 26th day of February, 2003.

Affiant

My Commission Expires: 1-25-2006

Notary Public

NOTARY PUBLIC AT LARGE
RFORD CO. TENN.
My Commission Expires

Davidson County DEEDWARR
Recvd: 03/05/03 13:40 2pgs
Fees:13.00 Taxes:295.26

20030305-0029196

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TAYLOR TITLE & ESCROW, INC.
51 CENTURY BLVD. SUITE 130
NASHVILLE, TENNESSEE 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
OLIVER MARTINOVIC, MIJANA MARTINOVIC 553 PICCADILLY ROW ANTIOCH, TN 37013 MAP & PARCEL NO. 149-02-0-A/006.00 CO	First Horizon Home Loan Corp. d/b/a First Tennessee Bank 4000 Horizon Way Irving, TX 75063

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

STEVEN C. JENKS and ROBERT SAMUEL WREN,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

OLIVER MARTINOVIC and wife, MIJANA MARTINOVIC,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot. 6 on Plan of Piccadilly Square, Phase I, of record in Plat Book 5200, Page 720, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Steven C. Jenks and Robert Samuel Wren by Warranty Deed from Brenda Lee McClain Wilson, dated January 31, 1992, and filed of record on February 3, 1992, in Book 8541, page 491, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: (A) TAXES FOR THE YEAR 2003, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE(S); (B) ALL MATTERS APPEARING ON THE PLAN OF RECORD IN PLAT BOOK 5200, PAGE 720; (C) RESTRICTIVE COVENANTS OF RECORD IN BOOK 6295, PAGE 506, BOOK 6306, PAGE 833, BOOK 6295, PAGE 520, POOK 6295, PAGE 534, BOOK 6236, PAGE 883, BOOK 6300, PAGE 409, BOOK 6355, PAGE 322, BOOK 6496, PAGE 100, BOOK 695, PAGE 107, BOOK 6496, PAGE 114, BOOK 6518, PAGE 184, BOOK 6518, PAGE 190 AND BOOK 6830, PAGE 739; (D) MASTER DEED AS OF RECORD IN BOOK 6236, PAGE 680, SAID REGISTER'S OFFICE; (E) BY-LAWS AS OF RECORD IN BOOK 6236, PAGE 708, AS AMENDED IN BOOK 6295, PAGE 580, BOOK 6295, PAGE 588, BOOK 6295, PAGE 572 AND BOOK 6300, PAGE 431,

SAID REGISTER'S OFFICE; (F) HOME OWNER'S ASSOCIATION CHARTER OF RECORD IN BOOK 6295, PAGE 548, BOOK 6295, PAGE 556, BOOK 6295, PAGE 564 AND BOOK 6300, PAGE 423, SAID REGISTER'S OFFICE; AND (G) ANY AND ALL ZONING REGULATIONS, BUILDING RESTRICTIONS AND SETBACK LINES, IF ANY, EASEMENTS AND RIGHTS-OF-WAY FOR PUBLIC UTILITIES OF RECORD, SAID REGISTER'S OFFICE.

THIS IS IMPROVED PROPERTY KNOWN AS: 553 PICCADILLY ROW, ANTIOCH, TN 37013

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 MY HAND THIS 26TH DAY OF FEBRUARY, 2003.

STEVEN C. JENKS

ROBERT SAMUEL WREN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of February, 2003, before me personally appeared Steven C. Jenks and Robert Samuel Wren, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.

My Commission Expires:

JAMIE L. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES SEPTEMBER 21, 2005

Notary Public

==========

WARRANTY DEED

==========