WARRANTY DEED

MARY BETH THRIGHT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 25, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF March, 2003

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald M. Rutherford (NAME)	First Horizon Home Loan Corp. (NAME)	MAP 041
1288 Old Hickory Blvd. (ADDRESS)	P.O. Box 146 (ADDRESS)	PARCEL 012
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Babette Moss, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gerald M. Rutherford

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:

BEGINNING on the northerly margin of Old Hickory Boulevard at a point 180 feet East of the S.E. Corner of the property conveyed to Robert Ameling Miller et ux, Emalee Jackson Miller, by deed from Jessie Jackson et vir. of record in Book 2800, page 265 and by deed of correction of record in Book 2805, page 377, Register's Office for Davidson County, Tennessee; thence N. 29 degrees 48' E. 200 feet to an iron pin; thence in a southeasterly direction and on a line parallel with the northerly margin of said Old Hickory Boulevard, 97.7 feet to an iron pin; thence S 32 degrees E. 200 feet to a point in the northerly margin of said Old Hickory Boulevard; thence with same westwardly 90 feet to the point of beginning.

BEING the same property conveyed to Cordell R. Moss and wife, Sherri A. Moss by Warranty Deed from Audrey H. Kizer, a single person of record in Book 7661, page 133, Register's Office for Davidson County, TN. Also being the same property conveyed to Cordell R. Moss by Quitclaim Deed from Sherrie A. Jackson of record by Quitclaim Deed of record by Instrument No. 20021003-010939, Register's Office for Davidson County, Tennessee. The said Cordell R. Moss having since died Intestate, a resident of Davidson County, Tennessee, on September 7, 2002 leaving his only heir-at-law as Babette Moss.

This conveyance is subject to taxes for the year 2003, and subsequent years, easements and restrictive covenants of record.

Davidson County DEEDWARR
Recvd: 03/12/03 11:35 2pgs
Fees:13.00 Taxes:351.50

20030312-0033008

unimproved ( )
This is improved (X) property, known as 1288 Old Hickory Blvd., Nashville, TN 37207
(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 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 11th day of March, 2003

Babette Moss
Babette Moss

STATE OF Colorado
COUNTY OF El Paso

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Babette Moss, Unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at [illegible] CO this 11th day of March, 2003

Commission expires My Commission Expires 9/30/04

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public