This Instrument Was Prepared By:

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700 Craighead Street
Suite 107
Nashville, Tennessee 37204

Davidson County DEEDWARR
Recvd: 04/16/03 15:15 2pgs
Fees:13.00 Taxes:654.90

20030416-0050920

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $177,000.00.

Affiant

Subscribed and sworn to before me this 28th day of March, 2003.

Notary Public

My Commission Expires: 3.

Phillip Davis Alexander NOTARY PUBLIC AT LARGE Williamson County, Tennessee My Commission Exp. March 6, 2005

Address New Owner	Send Tax Bills to:	Map-Parcel
Timothy Lawrence Warner	First Horizon Home Loans	126-15-O-A-35-CO
7837 Farmington Place	P.O. Box 7481	
Nashville, TN 37221	Springfield, OH 45501	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, John D. Cucinotta and wife, Jeane J. Cucinotta, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Timothy Lawrence Warner and wife, Susan E. Warner, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being, Lot No. 35 on the Plan of Phase One, Boone Trace at Biltmore, of record in Plat Book 7900, Page 667, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to John D. Cucinotta and wife, Jeane J. Cucinotta by deed of record in Instrument No. 20010330-0030670, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for 2003 and subsequent years.
2. Any and all restrictions and easements of record.
3. All matters set forth in Plat of record in Plat Book 7900, Page 667, Register's Office for Davidson County, Tennessee.

This is improved property known as: 7837 Farmington Place Nashville, TN 37221

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantors do further covenant and bind themselves, their heirs and assigns, 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.

WITNESS my hand this 28th day of March, 2003.

John D. Cucinotta

Jeane J. Cucinotta

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Philip Davis Alexander, a Notary Public of the State and County aforesaid, personally appeared John D. Cucinotta and Jeane J. Cucinotta, the bargainor(s), 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 Brentwood, Tennessee, this 28th day of March, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.06

Philip Davis Alexander
NOTARY PUBLIC AT LARGE
My Commission Exp. March 6, 2006
Williamson County, Tennessee