ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Jason Stepien	Cavalry Mortgage	
	Attn: Tax Dept.	MAP and PARCEL
317 Sentinel Drive	114 W. College Street	91-16 359
Nashville, TN 37209	Murfreesboro, TN 37130	

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

Davidson County DEEDWARR
Recvd: 04/25/03 12:31 2pgs
Fees:13.00 Taxes:346.32

20030425-0056006

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Arthur G. Servilla, Jr., an unmarried person** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Jason Stepien, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 112 on the Map of Valley View Subdivision, Section IV, as of record in Book 2330, Page 175, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description of said lot.

Being the same property conveyed to Arthur G. Servilla, Jr., unmarried, and Jane F. Servilla, married, by Warranty Deed dated July 28, 1997, from John C. Hedgecoth and wife, Lynn Hedgecoth, of record in Book 10549, Page 37, Register's Office for Davidson County, Tennessee. The said Jane F. Servilla conveyed her interest in the subject property to Arthur G. Servilla, Jr., by Quitclaim Deed of record in Book 10926, Page 351, said Register's Office.

This is property with a common address of 317 Sentinel Drive, Nashville, TN 37209.

PROPERTY CONVEYED "AS IS."

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property Taxes for the current year and all subsequent years, said taxes for the current year being prorated and payment of same being assumed by the Grantees; 2) The plan of record in Book 2330, Page 175, said Register's Office, and all matters therein; 3) Any Easements or Restrictions of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $93,600.00

Affiant

Subscribed and sworn before me this 23rd day of April, 2003.

My Commission Expires: 1/28/2006

Notary Public

CINDY S. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN 28, 2006

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the 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 set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **23rd** day of **April, 2003.**

Arthur G. Servilla, Jr.

STATE OF CALIFORNIA
COUNTY OF Los Angeles

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Arthur G. Servilla, Jr., an unmarried person** , with ~~whom I am personally acquainted, or~~ who 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 and official seal at office this **23rd** day of **April, 2003.**

JULIET E. WHITE
Commission # 1401276
Notary Public - California
Los Angeles County
My Comm. Expires Feb 18, 2007

Notary Public
My Commission Expires: 2-18-07

File No. 0304-134.wd