BOX 50-B

PREPARED BY:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE
NASHVILLE, TN 37203

RETURN TO:

WARRANTY DEED

B-AH-03-104

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,500.00

Affiant

Subscribed and sworn to before me, this 27th DAY OF February, 2003.

Notary Public

MY COMMISSION EXPIRES: 5/30/04

(AFFIX SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas A. Rose, Jr.	COUNTRYwide (NAME)	
104 Hillsboro Place (ADDRESS)	4500 PARK GRANADA (ADDRESS)	117-03-C-104CO
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	CALABASAS CA 91302 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we DIANE P. HOLLADAY, TRUSTEE UNDER THE REVOCABLE HOLLADAY FAMILY LIVING TRUST, DATED NOVEMBER 4, 1998, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto NICHOLAS A. ROSE, JR., UNMARRIED, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 104 on the Plan of Hillsboro Place Condominiums, of record in Book 520, Page 725, and amended in Book 5200, Pages 757 & 758, both of record in the Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made of part hereof by reference.

Being the same proeprty conveyed to Diane P. Holladay, Trustee under the revocable Holladay Family Living Trust dated November 4, 1998 by deed from Diane P. Holladay and filed for record November 10, 1998 in Book 11199, Page 123 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 05/06/03 16:57 2pgs
Fees:13.00 Taxes:579.05

20030506-0060592

unimproved ( )
This is improved (X) property, known as 104 Hillsboro Place, Nashville, Tennessee 37215
(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/our hand(s) this 27th day of February, 2003.

Holladay Family Living Trust
BY Diane P. Holladay Trustee
Diane P. Holladay, Trustee

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

State of Tennessee)
County of Davidson)

Before me, the undersigned notary, personally appeared Diane P. Holladay, known personally to me (Or proved to me on the basis of satisfactory evidence) and who acknowledged that she is the Trustee of he Holladay Family Living Trust, and that she executed the foregoing instrument for the purposes therein contained as her free act and deed.

Witness my hand and official seal at Nashville, TN, this 27 day of February, 2003.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

NOTARY

my commission expires: 5-14-03