03

Realty Title 48-A

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $134,900.00

Affiant

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

Notary Public
My commission expires: 03/14/05

Davidson County DEEDWARR
Recvd: 06/19/03 09:25 2pgs
Fees:13.00 Taxes:499.13
20030619-0084620

Address of New Owner:	Send Tax Bills to:	Tax Information
Florin Constantin 3321 Country Ridge Drive Antioch TN 37013	1st Trust Bank For Savings P.O. Box 17257 Memphis, TN 38187-0257	150-07-0-346.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **David C. Baese and wife, Teresa Ann Baese**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Florin Constantin and wife, Adina Maria Constantin**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being Lot No. 282 on the Plan of "The Country", of record in Book 5200, Pages 741 & 742, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to David C. Baese and wife, Teresa Ann Baese by deed from Randall Phillips Builders, Inc. of record in Book 6531, Page 448, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3321 Country Ridge Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, 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.

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 28th day of May, 2003.

David C. Baese

Teresa Ann Baese

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, David C. Baese and Teresa Ann Baese, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 28th day of May, 2003.

Notary Public

My Commission expires: 5/30/04

CATHERINE R. VASS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES MAY 30, 2004