THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $285,000.00. David R Eyler Affiant Subscribed and sworn to before me, this 30 day of May, 2003. Notary Public My Commission Expires:

Davidson County DEEDWARR
Recvd: 07/15/03 15:47 2pgs
Fees:13.00 Taxes:1054.50

20030715-0098920

NOTARY PUBLIC AT LARGE — WILLIAM X. CHAPMAN IV — DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 30, 2006

WARRANTY DEED

Address New Owner: Jesse Weaver 1715 North Observatory Road Nashville, TN 37215	**Send Tax Bills To:** Taylor, Bean & Whitaker 1417 North Magnolia Ave Ocala, Fl. 34475	**Tax Information:** Map No.117.15 Parcel No. 124.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **David R. Eyler and wife, Joyce C. Eyler**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jesse Weaver, Unmarried and Mark B. Weaver, Married** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1715 North Observatory Road, Nashville, TN, 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this May 30, 2003.

David R. Eyler

Joyce C. Eyler

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **David R. Eyler and Joyce C. Eyler**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that He/She/They executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30TH day of May, 2003.

Notary Public

My Commission Expires: _____

NOTARY PUBLIC AT LARGE — WILLIAM X. CHAPMAN IV — DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 30, 2006

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of Green Hill Subdivision as of record in Plat Book 547, page 128, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to David R. Eyler and wife, Joyce C. Eyler by Warranty Deed from Robert L. Baker and wife, Carolyn N. Baker, recorded on October 7, 1987 in Book 7373, page 849, said Register's Office.

This conveyance is made subject to:

1) 2003 City/County Taxes, which have been prorated and assumed by the Grantee(s);
2) Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property; and
3) All matters appearing on the Plan of record in Plat Book 547, page 128, Register's Office for Davidson County, Tennessee;