THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF DAVIDSON:
Mudter Morgan & Patterson **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215**	The actual consideration or value, whichever is greater, for this transfer is: $94,000.00. Affiant Subscribed and sworn to before me, 31st day of October, 2003. Notary Public My Commission Expires: 12/7/05

Record & Return To:
First Title & Escrow Co., Inc.
FTEC File No. 21967-10-2003
9B

Davidson County DEEDWARR
Recvd: 11/07/03 14:51 2pgs
Fees:13.00 Taxes:347.80

20031107-0163879

NOTARY PUBLIC AT LARGE
EMBER S. FREET
WILSON COUNTY, TENN.

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Roy Thomas 406 Lorna Drive Nashville, TN 37214	SAME	Map No.96-9 Parcel No. 042.00

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, **Donna Jean Fuller**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Roy Thomas,** ("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 406 Lorna Drive, Nashville, TN, 37214

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 the 31st day of October, 2003.

Donna Jean Fuller by Mike Fuller, Atty In Fact
Donna Jean Fuller by Mike Fuller,
Attorney-in-Fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON

State of Tennessee, County of Davidson

Before me, the undersigned Notary Public in and for said County and State, personally appeared the within named, Mike Fuller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Donna Jean Fuller as her Attorney-In-Fact, as the free and and deed of the within named Donna Jean Fuller.

Witness my hand and official seal at Nashville, Tennessee this 31st day of October, 2003.

NOTARY PUBLIC

Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

GERALD G. PATTERSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires
SEPT. 22, 2007

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 150 on the Plan of Woodberry Park as of record in Plat Book 2133, pages 117 thru 119, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Donna Jean Fuller by deed dated February 5, 1987 from Michael T. Fuller, a married individual of record in Book 7132, page 74, and by quitclaim deed from William Tedrick Fuller of record in Book 11132, page 250, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1) 2003 County Taxes, which have been paid by the Grantor and prorated by the parties;
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;
3) All matters appearing on the Plan of record in Plat Book 2133, pages 117 thru 119, said Register's Office.