THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 21948-10-2003**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $330,000.00. Affiant Subscribed and sworn to before me, 7th day of November, 2003. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 25, 2004

Jack Case Wilson Title Assoc.
7100 Executive Ctr. Dr., #150
Brentwood, TN 37027

B 3744

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Gregory K. Daniel Karen L. Daniel 1701 Kingsbury Drive Nashville, TN 37215	Mortgage Investors Group 8320 East Walker Springs Lane Knoxville, TN 37923	Map No.158-12 Parcel No. 009.00

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, **John C. Pope, IV and wife, Kathyrn S. Pope**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Gregory K. Daniel and wife, Karen L. Daniel** ("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 1701 Kingsbury Drive, 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 the 7th day of November, 2003.

John C. Pope, IV

Kathyrn S. Pope

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **John C. Pope, IV and Kathyrn S. Pope**, with whom I am personally acquainted (or 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, at office, this 7th day of November, 2003.

Notary Public

My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 25, 2004

Davidson County DEEDWARR
Recvd: 11/18/03 12:55 2pgs
Fees:13.00 Taxes:1221.00

20031118-0168259

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 539 on the Plan of Hillsboro Park Section 13 as of record in ~~Plat~~ Book 4175, page 19 and 20, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to John C. Pope, IV and wife, Kathryn S. Pope by deed dated June 24, 1997 from Bryan C. Williams, an unmarried person, of record in Book 10506, page 375, Register's Office for Davidson County, Tennessee. Being further conveyed to John C. Pope, IV and wife, Kathryn S. Pope as equal tenants in common by quitclaim deed appearing as Instrument No. 20010228-0018661, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1) 2003 City/County Taxes, which have been paid by the Grantor and prorated by the parties;
2) Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 8275, page 963, Register's Office for Davidson County, Tennessee;
3) All matters appearing on the Plan of record in Plat Book 4175, pages 19 and 20, Register's Office for Davidson County, Tennessee.