THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 12/05/03 11:53 2pgs
Fees:13.00 Taxes:1994.30
20031205-0175142

R.L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 239,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF December, 2003

Notary Public

MY COMMISSION EXPIRES: July 24, 2004
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry R. Stessel	AmSouth Bank	MAP 117-6
(NAME)	(NAME)	
2308 Woodmont Blvd.	2050 Parkway Office Circle	PARCEL 95
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, James E. Mayer and wife, Shannon P. Mayer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry R. Stessel and wife, Sara E. Stewart-Stessel

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 the easterly 100 feet of Lot No. 33 on the Plan of E. L. Hampton's Subdivision, called "Hillsboro Heights", not of record, described according to a copy of a survey thereof made December 26, 1912, as follows:

Beginning at a point in the northerly margin of Woodmont Boulevard formerly Concrete Boulevard, the common corner of Lots Nos. 33 and 34, which point is 600 feet west of the center line of 23rd Avenue South; thence with the line between said Lots Nos. 33 and 34, northerly 367.7 feet to the common corner of said lots and Lots Nos. 24 and 25; thence with the line between Lots Nos. 33 and 25, westerly 100 feet to the northeast corner of that part of Lot No. 33 conveyed to Edwin Francis Hunt and wife, by deed from Life and Causualty Insurance Company of Tennessee, Inc., of record in Book 1058, page 270, Registers office for said County; thence along Hunt's easterly line, coutherly 368 feet, more or less, to the northerly margin of Woodmont Boulevard 700 feet west of the center line of 23rd Avenue South; thence along the northerly margin of Woodmont Boulevard, easterly 100 feet to the point of beginning.

Being the same property conveyed to James E. Mayer and wife Shannon P. Mayer by warranty deed from Steve Edwards Harder as of record in Book 11175, page 28, Registers office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2308 Woodmont Blvd., Nashville, TN 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 our hand s this 4th day of December, 2003

by Shannon P. Mayer Atty in Fact

James E. Mayer

Shannon P. Mayer

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shannon P. Mayer

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 4th day of December, 2003.

Commission expires July 24, 2004

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shannon P. Mayer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of James E. Mayer, as his Attorney in Fact, as the free act and deed of the within named James E. Mayer.

Witness my hand and official seal at Nashville, TN this 4th day of December 2003.

NOTARY PUBLIC

My Commission Expires: July 24 2004

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.