STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Affiant

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

Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES: March 27, 2004 (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 12/08/03 14:03 2pgs
Fees:13.00 Taxes:884.50
20031208-0175870

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Wilson County, Inc., 1281-G North Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karl T. Falls	Taylor, Bean + Whitaker Mtg	Map 108-12-0-B, Parcel 165
3336 Quail View Drive	1417 N. Magnolia Ave.	
Nashville, Tennessee 37214	Ocala, FL 34475-9078	
(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, **JOHN F. VASSILAS AND WIFE, MANUELA VASSILAS**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KARL T. FALLS AND WIFE, EMILY P. FALLS** , 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:

Being Lot No. 155 on the Plan of Harborview, Phase 1-A, Section 6, as of record in Plat Book 7900, Page 645, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to John F. Vassilas and wife, Manuela Vassilas by deed of record from Frank Batson Homes, Inc. dated March 31, 1995 and recorded April 6, 1995 of record in Book 9639, Page 838, Register's Office, Davidson, County, Tennessee.
This is the same description as in previous deed of record.
Kathy Vassilas executed this instrument on behalf of John F. Vassilas and wife, Manuela J. Vassilas pursuant to a Power of Attorney of record in Instrument No. 20031208-0175869, Register's Office for Davidson County, Tennessee.
Manuela J. Vassilas and Manuela Vassilas are one in the same person.
This conveyance is Subject to Declaration of Covenants, Conditions and Restrictions of record in Book 7471, Page 26, as amended in Book 7646, Page 142; Book 7646, Page 147; Book 7647, page 648; Book 7732, Page 749; Book 8263, Page 534; Book 8271, Page 863; Book 8297, Page 388; Book 8634, Page 19; Book 8856, Page 36 and Book 9182, Page 786, Register's Office, Davidson County, Tennessee.
This conveyance is subject to any and all easements and minimum building setback lines of record.
This conveyance is subject to Notes on the Plat of record in Plat Book 7900, Page 645, Register's Office, Davidson County, Tennessee.
This conveyance is subject to Grant of Easement of record in Book 10108, Page 552, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to easements, restrictions, , encumbrances and ordinances as they affect the premises.

unimproved ☐

This is improved ☒ property, known as 3336 Quail View Drive, Nashville, TN 37214

(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 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 my/our hand(s) this. 6th day of November, 2003.

Jeremy V Jack
Jeremy V Jack

Angie Guthrie
Angie Guthrie

John F. Vassilas by Kathy Vassilas as ATTORNEY-IN-FACT
John F. Vassilas
By: Kathy Vassilas, Attorney-in-Fact

Manuela Vassilas by Kathy Vassilas as ATTORNEY-IN-FACT
Manuela Vassilas
By: Kathy Vassilas, Attorney-in-Fact

STATE OF Michigan
COUNTY OF Oakland

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Kathy Vassilas as Attorney-in-Fact for John F. Vassilas and wife, Manuella J. Vassilas, 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 and who further acknowledged that she is the Attorney-in-Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at 22385 Pontiac Trl, South Lyon, MI 48178, this the 6th day of November, 2003.

Jeremy V Jack
Notary Public

JEREMY V. JACK
Notary Public, Livingston County, Michigan
My Commission Expires March 14, 2010
Acting in Oakland

My Commission Expires: