RETURN RECORDED DOCUMENTS TO:
REALTY TITLE
3815 CLEGHORN AVE., SUITE 102
NASHVILLE, TN 37215

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $168,500.00

Affiant

Davidson County DEEDWARR
Recvd: 01/06/04 08:52 2pgs
Fees:13.00 Taxes:623.45

20040106-0001638

Subscribed and sworn to before me this 29th day of December, 2003.

Notary Public
My commission expires:

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
William J. Foster 6666 Brookmont Terrace, #1010 Nashville TN 37205	New Owner	129-14-0-A-114.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Charles Michael Rota, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to William J. Foster and wife, Jean Duncan Foster, hereinafter called the Grantees, their successors 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 Unit No. 1010 on the Plan of Wessex Towers Condominium, of record in Book 5200, Page 142, and referenced in the Master Deed of record in Book 5414, Page 634, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles Michael Rota, a single person, by deed from Tennessee Properties, Limited, of record in Book 5579, Page 730, Register's Office for Davidson County, Tennessee. Subject property was conveyed to Charles Michael Rota and wife, Deborah M. Rota by Quitclaim Deed of record in Book 7012, Page 977, said Register's Office. Charles Michael Rota and wife, Deborah M. Rota conveyed subject property to Deborah M. Rota by Quitclaim Deed of record in Book 7781, Page 448, said Register's Office. Deborah Lee Rota and Charles Michael Rota were divorced by Final Decree of the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 01D-1767. Deborah Lee Rota conveyed here interest in subject property to Charles Michael Rota by Quitclaim Deed of record in Instrument No. 20011008-0109103, said Register's Office. Deborah M. Rota and Deborah Lee Rota being one and the same person.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6666 Brookmont Terrace, #1010, Nashville, TN 37205

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Charles Michael Rota

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Charles Michael Rota, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 29th day of December, 2003.

Notary Public

My Commission expires ~~3/14/05~~ 2/28/05

DORIS M. FREEMAN
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE