Davidson County DEEDWARR
Recvd: 02/04/04 08:34 2pgs
Fees:13.00 Taxes:462.50

20040204-0013321

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$125,000.00
X George P. Fusco
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS 29th
29th DAY OF January, 2004.
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 11-26-2
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George P. Fusco 8105 Bonnafair Drive Hermitage, TN 37076	Franklin American Mtg. Co. 501 Corporate Centre Dr., Ste. 400 Franklin, TN 37067	Map 074.08 Parcel 67.00

For and in 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,

Billy W. House and wife, Sue F. House

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

George P. Fusco, unmarried

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 LOT NO. 667 ON THE PLAN OF HERMITAGE HILLS, SECTION 7, AS OF RECORD IN BOOK 3300, PAGES 62 AND 63, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 667 FRONTS 80.0 FEET ON THE WESTERLY SIDE OF BONNAFAIR DRIVE AND EXTENDS BACK BETWEEN PARALLEL LINES 115 FEET TO A DEAD LINE MEASURING 80.0 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO BILLY W. HOUSE AND WIFE, SUE F. HOUSE BY DEED FROM DUDLEY M. EDMONDS AND WIFE, SHIRLEY L. EDMONDS, DATED JANUARY 29, 1974, AND OF RECORD IN BOOK 4785, PAGE 61, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2004 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 3300, Pages 62 and 63, Register's Office for Davidson County, Tennessee.
3) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 8105 Bonnafair Drive, Hermitage, TN 37076
(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 29th day of January, 2004.

Billy W. House
Billy W. House

Sue F. House
Sue F. House

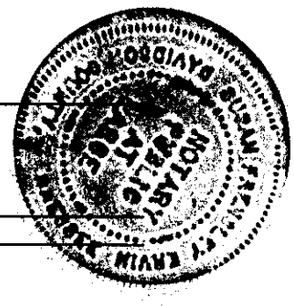
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Billy W. House and wife, Sue F. House, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of January, 2004.

NOTARY PUBLIC

My Commission Expires: 11-26-2005



PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076