Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $235,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of March 2005.

Notary Public
My commission expires: 4/21/07

AMY CROSS NANCE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Davidson County DEEDWARR
Recvd: 03/04/05 15:21 2 pgs
Fees:13.00 Taxes:869.50
20050304-0024411

Address of New Owner:	Send Tax Bills to:	Tax Information
Steven W. Tveit 2908 Glenway Dr. Nashville TN 37221-0000	Bank of America 6700 Lakeview Center Drive Tampa, FL 33619	142-16-0-D/006.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Donald F. Pierce, Jr. and wife Stacie Pierce hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Steven W. Tveit and wife Tracy S. Tveit hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 35 on the Plan of Devon Glen Phase I of record in Book 7900 Page 457 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Donald F. Pierce, Jr. and wife Stacie Pierce by deed from Everette J. Freeman of record in Instrument No. 20010601-0057044 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2005 taxes a lien which are not yet due and payable. 2) All matters appearing on plan of Devon Glen Phase I of record in Book 7900 Page 457, Register's Office for Davidson County, Tennessee 3) Storm Water Drainage Detention of record in Book 8611 page 31 and Book 8634 Page 494 5) Master Plat for Devon Hills of record in Book 6900 page 398 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 7517 page 283 and amended in Book 7517 Page 367; Book 8120 page 402 & 485; Book 8180 Page 230 & 232; Book 8181 Page 62; Book 8712 Page 618 and 620; Book 8796 Page 410 & 416; Book 9150 Page 182; Book 9492 Page 594 & 600 Book 10692 Page 750 and in any allied instruments(s) referred to in said restrictions.

This property is improved property known as 2908 Glenway Dr., Nashville, Tennessee 37221-0000

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this 2 day of March, 2005.

Donald F. Pierce, Jr.

Stacie Pierce

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald F. Pierce, Jr. and Stacie Pierce, the bargainor(s), 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 and official seal at Brentwood, Tennessee, this 2nd day of March, 2005.

Notary Public

My Commission expires: 4/2/07

FILE NO: 04800

AMY CROSS NANCE
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TENN.