REALTY TITLE IS
BOX 48A

Please Return To
REALTY TITLE & ESCROW
4721 ANDREW JACKSON PKWY
HERMITAGE, TN 37076

Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy.
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $112,100.00

Affiant

Subscribed and sworn to before me, this 5 day of January, 2006.

Notary Public
My commission expires: 05-16

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

15-0512-150615

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Stacey Pace 3105 Jonesboro Drive Nashville TN 37214	Ownit Mortgage Solutions 11700 Greek Oaks Way #360 Alpharetta, GA 30022	96-14-0-279

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, **Chad Moseley, unmarried,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Stacey Pace and husband, Daniel Pace,** 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 Lot No. 238, on the Plan of Hickory Bend, Section Four, of record in Book 4175, Page 34 and amended in Book 4367, Page 805, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Chad Moseley and wife, Kacey Moseley by deed from James A. Byrd, unmarried, dated August 31, 2001, of record in Instrument No. 20010906-0096551 and re-recorded in Instrument No. 20020207-0016835, Register's Office for Davidson County, Tennessee. Kacey Moseley conveyed her interest in subject property to Chad Moseley by Quitclaim Deed of record in Instrument No. 20050323-0031780, said Register's Office.

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 3105 Jonesboro Drive, Nashville, TN 37214

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. Grantor covenants with Grantees that Grantor is lawfully seised 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 does further covenant and bind myself, my 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.

Davidson County DEEDWARR
Recvd: 01/09/06 10:19 2 pgs
Fees:13.00 Taxes:414.77

20060109-0002781

WITNESS my hand this 5 day of January, 2006.

Chad Moseley by Kacey Moseley, his Attorney in fact

Chad Moseley by Kacey Moseley
His Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kacey Moseley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Chad Moseley and that she is authorized by Chad Moseley to execute this instrument on his behalf.

Witness my hand in Hermitage, TN, this 5 day of January, 2006.

Notary Public
State of Tennessee at Large

My Commission expires 11-27-2006

