WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/04/06 09:05 2 pgs
Fees:13.00 Taxes:495.80

20061204-0148904

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30 DAY OF Williamson, 2006.

Notary Public

MY COMMISSION EXPIRES: . 5/30/07
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.
MY COMMISSION EXPIRES 05/30/2007

THIS INSTRUMENT WAS PREPARED BY
USA Title & Escrow, Inc., 1802 Williamson Court, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark J. Mosrie and Louise E. Mosrie	Greene County Bank	120.01-0-014.00
(NAME)	(NAME)	
810 Winthorne Court	10201 Parkside Dr., Suite 300	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Knoxville, TN 37922	
(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, William David Lytle and Brenda C. Lytle, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark J. Mosrie and Louise E. Mosrie, joint tenants with right of survivorship, 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:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 305 on the Plan of Glengarry Park, Section 3, of record in Book 2900, page 25, Register's Office for said County.

Said Lot No. 305 fronts 129 feet on the northerly margin of Winthorne Court and extends back between lines measuring 144 feet on the westerly side and 121.6 feet on the easterly side, to a dead line in the rear which measures 55.3 feet.

Being the same property conveyed to William David Lytle and Brenda C. Lytle, Husband and Wife, by deed from William Todd Rachles, Executor of the Estate of John Terry Farrell, Jr., dated November 30, 2005, of record as Instrument No. 20051202-0144768, Register's Office for Davidson County, Tennessee.

unimproved

This is improved ✓ property, known as 810 Winthorne Court, Nashville, TN 37217
(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 hands this 30th day of November, 2006.

William David Lytle

Brenda C. Lytle

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 William David Lytle and Brenda C. Lytle, 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 30th day of November, 2006.

NOTARY PUBLIC

My Commission Expires: 5/30/07

