Record and Return to:
Prepared By:
Chapman and Rosenthal Title, Inc.
3817 Bedford Avenue, Suite 140
Nashville, TN 37215

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 50817
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Joseph S. Fossick Carol E. Fossick 604 Cantrell Avenue Nashville, Tennessee 37215	New owner

TAX MAP-PARCEL NUMBERS: 11701006200

BILL GARRETT, Davidson County
Trans:T20110025772 DEEDWARR
Recvd: 05/02/11 13:52 2 pgs
Fees:13.00 Taxes:2664.00
20110502-0033452

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$720,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Paul G. Moore and spouse, Beth C. Moore**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Joseph S. Fossick and spouse, Carol E. Fossick** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 6 Block "D" and the westerly 7.5 feet of an alley on the Plan of W. M. Cantrell's Subdivision, as of record in Plat Book 332, page 85, Register's Office for said County, to which plan reference is made for a more complete description, and by Declaration of Closing of Alley of record in book 2957, page 252, Register's Office for Davidson County, Tennessee.

Said property fronts 100 feet on the easterly margin of Cantrell Avenue and extends back between parallel lines 228 ¾ feet to a dead line.

Being the same property conveyed to Paul G. Moore and spouse, Beth C. Moore, by Warranty Deed from Charles E. Jones, Jr. and spouse, Jeanne M. Jones, dated September 1, 1992 and recorded on September 2, 1992, of record in Book 8718, page 862 Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2011, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Book 332 Page 85, said Register's Office.

This is improved property, known as: 604 Cantrell Avenue, Nashville, Tennessee 37215

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of April, 2011.

Paul G. Moore

Beth C. Moore

State of TENNESSEE

County of DAVIDSON

On this 29th day of April, 2011 , before me the undersigned authority, personally appeared Paul G. Moore Beth C. Moore , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY **My Commission Expires May 2, 2011**

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is ~~$690,000.00~~ $720,000.00

Affiant

Sworn and subscribed before me this the 29th day of April, 2011

Notary Public

My Commission Expires: _____

KATE ROSENTHAL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY **My Commission Expires September 9, 2014**