FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.

Adrian L. Thieme
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15 DAY OF December 1983

S. Phillip Gierer
Notary Public

MY COMMISSION EXPIRES: Nov. 14 1987

(AFFIX SEAL)

BOOK 6196 PAGE 801

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Darius L. Thieme (NAME) | Same (NAME) | 104-16-397 |
| 1915 Ashwood Ave (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville TN 37212 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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, Rupert Gerzer and wife, Franziska Gerzer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Darius L. Thieme

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:

Being the westerly half of Lot No. 88 on the Plan of Belmont Land Company's Property, called BELMONT HEIGHTS, as of record in Plat Book 421 at page 34, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 88 fronts 50 feet on the northerly margin of Beechwood Avenue and extents back between parallel lines of 188 feet to an alley.

Being the same property conveyed to Rupert Gerzer and wife, Franziska Gerzer by installment deed from Louise Strang, recorded in Book 5789 at page 937, Registers Office for said County.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictive covenants of record.

H 6 2 8 5 1

IDENTIF. REFERENCE

DEC 19 1 28 PM '83

REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 1510 Beechwood Avenue, Nashville, Tennessee 37212
(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 ~~15~~ 6th day of December, 1983 at Munich, Germany

X Rupert Gerzer

X Franziska Gerzer
Franziska Gerzer

12/19 165.50-

504

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

RUPERT GERZER and wife,

FRANZISKA GERZA

TO

DARIUS L. THIEME

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

STATE

# Certificate of Acknowledgment of Execution of an Instrument

(Country)

FEDERAL REPUBLIC OF GERMANY
BAVARIA
(County and/or other political division)
CITY OF MUNICH } SS
CONSULATE GENERAL OF THE
UNITED STATES OF AMERICA
(County and/or other political division)

(Name of foreign service office)

SS:

Joseph O. STREICHER Consul

of the United States of America at Munich, Germany

duly commissioned and qualified, do hereby certify that on this 6th

day of December 1983, before me personally appeared
(DATE)

Dr. Rupert GERZER and

Franziska GERZER

me personally known, and known to me to be the individuals described in, whose

name are subscribed to, and who executed the annexed instrument, and being

sworn by me of the contents of said instrument they duly acknowledged to me

that they executed the same freely and voluntarily for the uses and purposes therein

stated.

*In witness whereof I have hereunto set my hand and*

*official seal the day and year last above written.*

Joseph O. Streicher

Consul of the United States of America

Service No.

Tariff Item No. 46

Fee Paid: U.S.$ 4.00

Local Cy. equiv. DM 11,20

NOTE: Wherever practicable all signatures to a document should be included in one certificate.

*U.S.GPO:1980-0-311-153/5270

**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 6196 PAGE 804

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | 60000.00- CAMT. | |
| | | | 156.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 9.00 WDEED | |
| | | | CASH | 165.50- |
| 0604A | 12/19/83 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H92851

IDENTIF. REFERENCE

DEC 19 1 28 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 1184