PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
Attorneys At Law
2405 Crestmoor Road: P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 9963PG489

W & I Ref: (cmw) Title No: 37321
Dav. Co. File: Box 8

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Timothy M. Kohl<br>Marian L. Kohl<br>138 Alton Road<br>Nashville, Tn 37205 | First Republic Mortgage Corporation<br>3310 West End Ave., Ste. 480<br>Nashville, TN 37203 |

**TAX MAP-PARCEL NUMBERS: 130-09-27 07DZ 32040**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Overton Thompson Smith, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Timothy M. Kohl and spouse, Marian L. Kohl,** 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 of Block C on the plan of 2nd Revised Plan Highlands of Belle Meade No. 2 Blocks A, B, C and D of record in Book 1130, page 62, Register's Office for said County.

SAID Lot No. 6 of Block C fronts 125.0 feet on the northeasterly margin of Alton Road and extends back 163.54 feet on the northwesterly line and 162.85 feet on the southwest line to a dead line in the rear, measuring 125.0 feet thereon.

BEING the same property conveyed to Overton Thompson Smith, unmarried, by deed from Douglas C. Schmidt and Mary Ellen Anderson, formerly Mary Ellen A. Schmidt of record in Book 5167, page 415, Register's Office for Davidson County, Tennessee.

**Description Reference:** Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

**This is improved property, known as:** 138 Alton Road, Nashville, Tn 37205

**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 February, 1996.

Overton Thompson Smith

**State of Tennessee**
**County of Davidson**

BOOK 9963PG490

On this 29th day of February, 1996, before me the undersigned authority, personally appeared **Overton Thompson Smith**, 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: _____ Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

**State of Tennessee**
**County of Davidson**

**A F F I D A V I T**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 190000.00

Affiant

Sworn and subscribed before me on the 29th day of February, 1996.

Notary Public

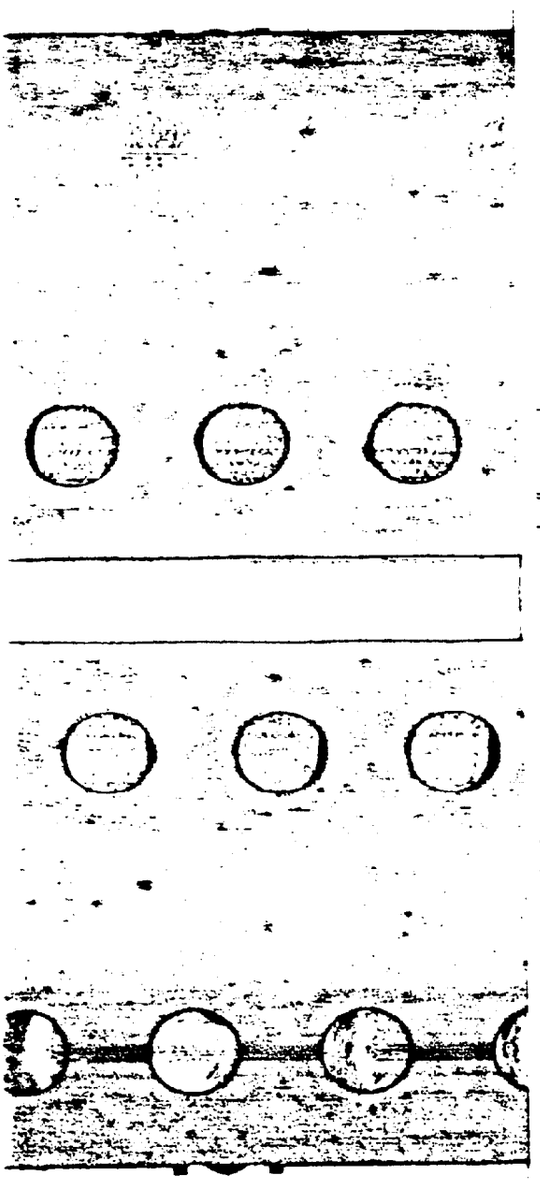
My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

96 MAR -1 AM 10:31
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0155436
IDENTIF. & REFERENCE

3393 03/01 01:01 03CHECK 712.00



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

RECEIVED OF _____

FOR _____

BOOK 9963 PG 491

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

CAMT
190000.00
CON TX 703.00
PRFEE 1.00
WDEED 8.00
TOTAL 712.00
CHECK 712.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0155436
IDENTIF. ↑ REFERENCE

95 MAR -1 AM 10:31
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1011521