PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 03/17/03 13:04 2pgs
Fees:13.00 Taxes:954.60
20030317-0035119

W & I Ref:(ST) Title No: 44322
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Michael Henry Kohl 170 Lelawood Circle Nashville, Tennessee 37209	SunTrust Mortgage, Inc. 201 Fourth Ave. N/ 7th Floor Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 103-09-043

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$258,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Darius L. Thieme, unmarried,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Michael Henry Kohl, unmarried,** 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. 7 on the plan of Hillwood Park of record in Plat book 3300, page 27 and 28, Register's Office for said County.

Said Lot No. 7 fronts 165.0 feet on the southeasterly margin of Lelawood Circle and extends back 264.2 feet on the southwesterly line and 244.4 feet on the northeasterly line to a dead line in the rear, measuring 166.2 feet thereon.

Being the same property conveyed to Darius L. Thieme, unmarried by deed from Cynthia Lee Watson, unmarried of record in Book 9885, Page 924, 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 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 3300 Page 27 & 28, said Register's Office, which Plan shows a 40 foot minimum building setback line from Lelawood Circle and a 10 foot easement for public utility purposes along the rear line(s); And a 2.5 x 25 foot utility anchor easement located on the northwesterly front corner of said lot; A 20 foot easement for sanitary sewers and/or storm drainage across/along the northeasterly line of said lot and a 10 foot temporary construction easement northwest of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 5036, page 256, said Register's Office.

This is improved property, known as: 170 Lelawood Circle, Nashville, Tennessee 37209

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 13th day of March, 2003.

Darius L. Thieme

State of TENNESSEE
County of DAVIDSON

On this 13th day of March, 2003 , before me the undersigned authority, personally appeared Darius L. Thieme , 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

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

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 $258,000.00

Affiant

Sworn and subscribed before me this the 13th day of March, 2003

Notary Public

My Commission Expires: _____

SHANNON PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 28, 2006