Davidson County DEEDWARR
Recvd: 05/09/03 11:32 2pgs
Fees:13.00 Taxes:991.23

20030509-0062576

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER, IS $ 267,900.00

Kara M Oliver
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 29TH DAY OF APRIL, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5115 MARYLAND WAY, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Jeffrey Oliver and Kara M. Oliver	SunTrust Mortgage, Inc.	MAP:161 Group: 1B
5212 Cochran Drive	P. O. Box 57028	Parcel: 26CO
Nashville, TN 37220	Irvine, CA 92619-7028	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

FIRST CINCINNATI LEASING 2000 LLC, AN OHIO LIMITED LIABILITY COMPANY,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

JEFFREY OLIVER AND WIFE, KARA M. OLIVER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 5212 Cochran Drive, Nashville, TN 37220

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 my hand on the 28th day of April, 2003.

First Cincinnati Leasing 2000, LLC, an Ohio limited liability company,

BY
Allen G. Zaring, III
Member Manager

STATE OF OHIO
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public, in and for said State and County Allen G. Zaring, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Member Manager of First Cincinnati Leasing 2000, LLC, an Ohio limited liability company, the within named bargainor, a limited liability company, and that Allen G. Zaring, III, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of said corporation for the purposes therein contained.

Witness my hand and official seal at Cincinnati, Ohio, this 28th day of April, 2003.

Notary Public Theresa J. Peard
My Commission Expires: THERESA J. PEARD
Notary Public - State of Ohio
My Commission Expires Oct. 19, 2005

NOTARIAL SEAL
STATE OF OHIO

EXHIBIT A - LEGAL DESCRIPTION

Situated in Davidson County, Tennessee and being Lot No. 123 of Phase One. Aberdeen Woods, of record in Plat Book 9700, Page 589, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to First Cincinnati Leasing 99 LLC, an Ohio limited liability company by General Warranty Deed from Zaring Homes, Inc., an Ohio corporation of record in Book 11599, Page 132 and re-recorded in Book 11742, Page 146, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to First Cincinnati Leasing 2000 LLC, an Ohio limited liability company, by Quitclaim Deed from First Cincinnati Leasing 1999 LLC, an Ohio limited liability company, of record in Instrument No. 20021112-0139512, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.