PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref:(ST) Title No: 44644
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/10/03 14:00 2pgs
Fees:13.00 Taxes:739.63
20030610-0079987

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
James Michael Isbell Rebecca Lynn Isbell 721 Templeton Drive Nashville, Tennessee 37205	SunTrust Mortgage, Inc. 201 Fourth Ave. N/7th Floor Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 102-15-062

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$199,900.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jonathan Motley**, married, hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **James Michael Isbell and spouse, Rebecca Lynn Isbell** 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. 244 on the Plan of Brook Meade, Section VII of record in Book 2331, Page 5, Register's Office for said County.

Said Lot No. 244 fronts 115.0 feet on the southwesterly margin of Templeton Drive and extends back 281.9 feet on the northwesterly line and 282.5 feet on the southeasterly line to a dead line in the rear, measuring 171.9 feet thereon.

Being the same property conveyed to Jonathan Motley, a single person by deed from Betty H. Lahde of record in Doc. No. 20010626-0067677, Register's Office for Davidson County, Tennessee.

CarolAnn Motley, spouse of Jonathan Motley, joins in conveying any interest she might have in subject property.

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

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2331 Page 5, said Register's Office, which Plan shows a 60 foot minimum building setback line from Templeton Drive and a 10 foot easement for public utility purposes along the rear line(s); and a 2.5 x 20 foot utility anchor easement located on the northeasterly front corner of said lot.

This is improved property, known as: 721 Templeton Drive, Nashville, Tennessee 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 6th day of June, 2003.

Jonathan Motley

CarolAnn Motley

State of TENNESSEE
County of DAVIDSON

On this 6th day of June, 2003 , before me the undersigned authority, personally appeared Jonathan Motley and CarolAnn Motley. , 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: _____

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

My Commission Expires MAY 30, 2004

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 $199,900.00

Rebecca Lynn Isbell
Affiant

Sworn and subscribed before me this the 6th day of June, 2003

My Commission Expires: _____

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

My Commission Expires MAY 30, 2004

Notary Public