PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (SK) Title No: 44674

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 07/01/03 15:10 2pgs
Fees:13.00 Taxes:2001.70

20030701-0090963

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Frank M. Rogers V Jessica Rogers 5206 Granny White Pike Nashville, Tennessee 37220	SunTrust Mortgage, Inc. 201 Fourth Ave. N/7th Floor Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 145-11-27.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$541,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Hans Grasman and wife, Ria Grasman**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Frank M. Rogers V and spouse, Jessica Rogers** 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. 21 on the plan of Granny White Park of record in Book 3700,page 72, Register's Office for said County.

Said Lot No. 21 fronts 196.7 feet on the easterly margin of Granny White Park and extends back 334.1 feet on the northerly line and 360.0 feet on the southerly line to a dead line in the rear, measuring 179.3 feet thereon.

Being the same property conveyed to Hans Grasman and wife, Ria Grasman by deed from Michal D. Sontag of record in Book 9654, page 148, and re-recorded in book 9746, page 65, 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 3700 Page 72, said Register's Office, which Plan shows a 10 foot easement for public utility and drainage purposes along the southerly line of said lot and a 20 foot permanent easement for sanitary sewers and/or storm drainage purposes across the front line said lot; 10 foot temporary construction easement southeast of and adjacent thereto of record in Book 7732, page 967, said Register's Office.

This is improved property, known as: 5206 Granny White Pike, Nashville, Tennessee 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, 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 27th day of June, 2003 .

Hans Grasman

Ria Grasman

State of TENNESSEE
County of WILLIAMSON

On this 27th day of June, 2003 , before me the undersigned authority, personally appeared **Hans Grasman and Ria Grasman** , 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

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary

My Commission Expires JULY 26, 2003

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $541,000.00

Affiant

Sworn and subscribed before me this 27th day of June, 2003

My Commission Expires

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires JULY 26, 2003