BOX 15

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***121,000.00.

Affiant

Subscribed and sworn to before me this 25th day of August, 2003.

Notary Public

My Commission Expires: 10/17/05

Davidson County DEEDWARR
Recvd: 09/02/03 17:00 2pgs
Fees:13.00 Taxes:447.70
20030902-0126977

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

ADDRESS OF NEW OWNER

Diane J. Zandstra
908-B Russell Street
Nashville, Tennessee 37206

SEND TAX BILLS TO

SunTrust Mortgage, Inc
901 Semmes Avenue
Richmond, VA 23224

MAP & PARCEL NOS.

MAP 82-16-O-A
PARCEL 4.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWENTY ONE THOUSAND AND 00/100 DOLLARS ($***121,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, we, CELIA L. HELM, unmarried, and DANNY L. HELM and wife, PAMELA D. HELM, (hereinafter called the "GRANTORS"), have bargained and sold, and by these presents do transfer and convey unto DIANE J. ZANDSTRA, unmarried, (hereinafter called the "GRANTEE"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 4 on the Plan of Edgefield Townhomes, a planned unit development, of record in Book 6250, page 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Celia L. Helm, unmarried, and Danny L. Helm and wife, Pamela D. Helm, by deed from Jesse F. Alford, III, of record as Instrument No. 20010814-0087718 as corrected and re-recorded as Instrument No. 20010907-0097088 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 908-B Russell Street, Nashville, Tennessee 37206.

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, her heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Edgefield Townhomes of record in Book 6250, page 3, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 28th day of August, 2003.

CELIA L. HELM

DANNY L. HELM

BY: Celia L. Helm
Celia L. Helm
Attorney in Fact

PAMELA D. HELM

BY: Celia L. Helm
Celia L. Helm
Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Celia L. Helm, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of August, 2003.

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Notary Public

My Commission Expires: 10, 12, 05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Celia L. Helm, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Danny L. Helm and Pamela D. Helm, and acknowledged that she executed the same as the free act and deed of the said Danny L. Helm and Pamela D. Helm.

WITNESS my hand and seal this 28th day of August, 2003.

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Notary Public

My Commission Expires: 10, 12, 05