This Instrument Was Prepared By:
Joe G. Bagwell, Attorney
8880 Cedar Springs Lane, Suite 105
Knoxville, TN 37923
2003070384

RETURN TO:
AMERICAN MORTGAGE CLOSERS
5110 MARYLAND WAY, STE 320
BRENTWOOD, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Curtiswood, LLC.** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Chad Wilhelm, unmarried,** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 5 day of November, 2003.

Davidson County DEEDWARR
Recvd: 11/11/03 13:07 3pgs
Fees:18.00 Taxes:777.00
20031111-0165000

Curtiswood, LLC
BY: Robert Miller
Title: Chief Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, Bob Miller with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the Chief manager of **Curtiswood, LLC.**, the within named bargainor, a corporation, and that as such officer with full authority to do so, executed the foregoing instrument for the purpose therein contained, by personally singing the name of the corporation by himself/herself as such offer.

Witness my hand and official seal this 5 day of November, 2003.

HOLLY LEIGH GRANT NOTARY PUBLIC AT LARGE Williamson County TENN.

Notary Public

My Commission Expires: 5-22-04

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$210,000.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 5 day of November, 2003.

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
Williamson County, TENN.

Notary Public

My Commission Expires: 5.22.04

Map and Parcel: 104-01-0-73.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Chad Wilhelm
212 37th Avenue North
Nashville, Tennessee 37209

Exhibit A

Land in Davidson County, Tennessee, being the westerly 150 feet of the northerly part of Lot #31 and the westerly 150 feet of Lot #32 on the Map of the Subdivision of the northwest part of the West End Park Land Company's property, as of record in Book 421, Page 152, Register's Office for Davidson County, Tennessee, described according to a loan survey by T.R. Sanford, Surveyor, November 22, 1958, as follows: Beginning at a point in the easterly margin of 37th Avenue North, formerly Pilcher Avenue, at the N.E. corner of said 37th Avenue North and Normandy Place south as shown on the revised plan of Acklin Heights, as of record in Book 1835, Page 10, said Register's Office; thence with the easterly margin of said 37th Avenue North, 82 feet to the common corner of Lots 32 and 33 of said West End Park Plan ; thence with the line between said lots, easterly 150 feet to the westerly margin of a proposed 15 foot alley; thence with the westerly margin of said alley southwardly 91 feet, more or less, to the northerly margin of said Normandy Place South, thence with the northerly margin of the same westwardly 150 feet more or less, to the point of beginning.

Being the same property conveyed to Curtiswood, LLC by Special Warranty Deed from J.P. Morgan Chase Bank, as Trustee, dated 03/04/03 and recorded 03/21/03 as Instrument # 200303210037759, Register's Office for Davidson County, Tennessee. Further conveyed by Substitute Trustee's Deed by Caroline L. Henry, as a individual, unmarried to Southland Title & Escrow, Trustee dated December 17, 2002, recorded December 31, 2002 in Instrument #20021231-0162337, said Register' Office. Also conveyed by Warranty Deed from John D. Barnes to Caroline L. Henry dated February 7, 2002 and recorded February 15, 2002 in Instrument #20020215-0019896, said Register's Office.

Map & Parcel: 104-01-0-73.00

Property also known as: 212 37th Avenue North
Nashville, TN 37209