File Bag 34

THIS INSTRUMENT PREPARED BY:
Charles B. Reasor, Jr.
3305 West End Avenue
Nashville, TN 37203

WARRANTY DEED

BOOK 6003 PAGE 996

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
WILSON SIMS, TRUSTEE (NAME)	SAME (NAME)	Map 93-6-4
27th Floor, First American Center (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcels 60 & 61
Nashville, TN 37238 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB#s 13W-925 13W-935

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWENTY-SEVEN THOUSAND AND AND NO/100 ($127,000.00) ---------- Dollars, cash in hand paid, the receipt of which is hereby acknowledged, FRANK A. WILK, JR., hereinafter referred to as "Grantor," has bargained and sold and does by these presents hereby transfer and convey unto WILSON SIMS, TRUSTEE, his successors and assigns, hereinafter referred to as "Grantee," two (2) certain tracts of land in Davidson County, Tennessee, described as follows:

TRACT I

BEING part of Lot No. 4 in the Upper Ferry Plan of record in Book "R", pages 420 and 421, Register's Office for Davidson County, Tennessee, described according to a survey by Barry Greer and Associates, Surveyors, dated December 27, 1979, as follows:

BEGINNING at a point 166 feet South of Broad Street, being the southerly margin of Cross Alley and First Avenue South and then running in a southwardly direction with said street 74.40 feet to a point; thence South 62° 16' 31" West, 100.88 feet to a point in the easterly margin of Basin Alley or railroad right-of-way; thence North 27° 28' West, 74.40 feet to a point in the southerly margin of Cross Alley; thence North 62° 16' 31" East, 100.94 feet to the point of beginning.

BEING the same property conveyed to Frank A. Wilk, Jr., by Deed from First American National Bank, Trustee, under the Will of Mackie Hardison Montgomery, as of record in Book 5556, Page 771, Register's Office for Davidson County, Tennessee.

TRACT II

BEING part of Lot No. 4 on the Upper Ferry Plan, of record in Book "R", pages 420 and 421, described according to a survey by Barry Greer and Associates, Surveyors, dated December 27, 1979, as follows:

BEGINNING at the northwest intersection of First Avenue South and Sparkman Street, formerly Wharf Street; thence with the northerly margin of said street South 62° 05' 57" West, 100.79 feet to a point in Basin Alley or railroad right-of-way; thence North 27° 28' West, 116.07 feet to a point; thence North 62° 16' 31" East, 100.88 feet to a point in the westerly margin of First Avenue South; thence with the westerly margin of First Avenue South southerly 115.77 feet to the point of beginning.

BEING the same property conveyed to Frank A. Wilk, Jr., by Deed from W. T. Hardison, Sr., and Frances Hardison Childers, as of record in Book 5556, Page 767, Register's Office for Davidson County, Tennessee.

02/08 333.75- CHEC K

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TO HAVE AND TO HOLD the said tracts of land, with the appurtenances, estate, title and interest thereunto belonging to the said Grantee, his successors and assigns.

Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, that he has a good right to convey the same and that the same is unencumbered except for Metropolitan Nashville and Davidson County Real Property Taxes for 1983, which have been prorated and assumed by Grantee.

Grantor further covenants and binds himself, his heirs, and representatives, to warrant and forever defend the title to the said real property to Grantee, his successors and assigns, against the lawful claims of all persons claiming by, through, or under Grantor.

Alva H. Wilk, wife of Grantor, has joined in the execution of this instrument for the sole purpose of conveying the marital rights, if any, which she may have in said real property.

This is improved property known as 105 First Avenue, South, Nashville, Tennessee, and unimproved property known as 107 First Avenue, South, Nashville, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 127,000.00

Subscribed and sworn to before me, this the 8th day of February, 1983

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

IN WITNESS WHEREOF, Grantor and his wife, for the limited purpose herein stated, have executed this instrument for the consideration herein recited, on this the 7th day of February, 1983.

FRANK A. WILK, JR.

ALVA H. WILK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, CHARLES B. MOASER, JR., a Notary Public in and for said County and State, the within named Frank A. Wilk, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Nashville, Tennessee, this 7th day of February, 1982.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-27-86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, CHARLES B. MOASER, JR., a Notary Public in and for said County and State, the within named Alva A. Wilk, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Nashville, Tennessee, this 7th day of February, 1982.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-27-86

H30125

IDENTIF. REFERENCE

FEB 8 11 07 AM '83

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6003 PAGE 999

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

127000.00- CO
300.20 CO TX
.50 PRFEE
9.00 WDEED
CHECK 309.70-
6053A02/08/03 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H30125.

IDENTIF. REFERENCE

FEB 8 11 07 AM '03

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 928256