5630 Box 14

BOOK 7843 PAGE 410 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May 1989

Notary Public

MY COMMISSION EXPIRES: 3/20/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| J. Kevin Wilkins (NAME) | J. Kevin Wilkins (NAME) | 92-11-51 |
| 503 20th Avenue North (STREET ADDRESS OR ROUTE NUMBER) | 6601 Ellesmere Road (STREET ADDRESS) | |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, TN 37205 (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Leo P. Sams, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Kevin Wilkins and wife, Ellen W. Wilkins

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 19 in S. T. Satterwhite's Plan of the W. B. Cooper Addition, as of record in Book 332, page 100, Register's Office for Davidson County, Tennessee.

Beginning at the northwest corner of 20th Avenue North and Clifton Avenue being the southeast corner of said Lot No. 19; thence with the westerly margin of 20th Avenue North, northwardly 150 feet to the corner of Lots Nos. 18 and 19 on said Plan; thence westwardly with the line between said Lots 157 feet to the easterly margin of an alley; thence with said alley southwardly 56.6 feet to the northerly margin of Clifton Avenue; thence with the northerly margin of Clifton Avenue eastwardly 161 feet to the beginning.

Being the same property conveyed to Leo P. Sams, Jr. by deed from Citizens Savings Bank & Trust Company as of record in Book 5447, page 302, said Register's Office.

This conveyance is made subject to:

The Plan of record in Book 332, page 100, said Register's Office, shows an Owner's Certificate, certain easements and setback lines.

7098 05/17 0101 03CHECK 171.50

This is {unimproved (X)} {improved ( )} property, known as 503 20th Avenue North, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his hand this 15th day of May, 19 89

X Leo P. Sams, Jr.

STATE OF TENNESSEE
Davidson County

STATE OF FLORIDA
County of Leon

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leo P. Sams, Jr.

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville (Tallahassee, Florida), Tennessee, this 15th day of May, 1989.

Bernice L. Simmons Notary Public

Commission Expires NOTARY PUBLIC STATE OF FLORIDA MY COMMISSION EXP. FEB.11,1992 BONDED THRU GENERAL INS. UND.

STATE OF TENNESSEE
Davidson County
NOTARY PUBLIC
AT LARGE

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

3 3 7 3 7.

**WARRANTY DEED**

**FROM**

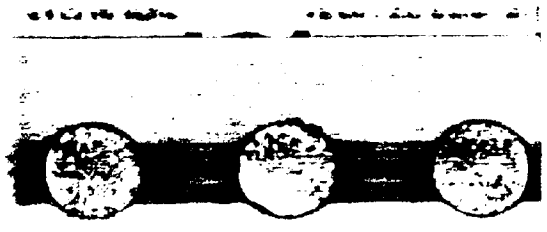
Leo P. Sams, Jr.

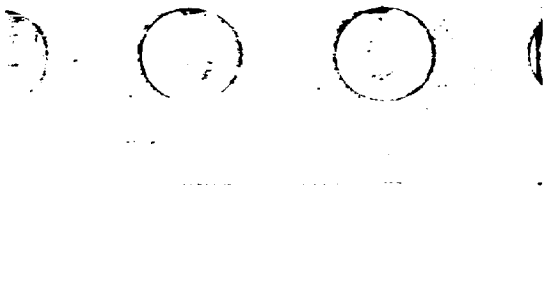
**TO**

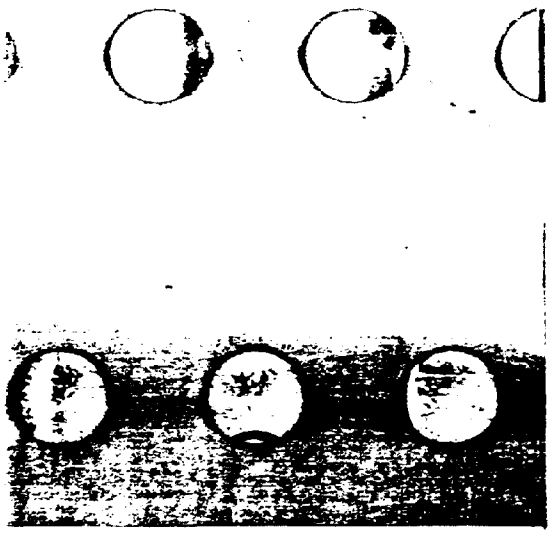
J. Kevin Wilkins and wife, Ellen W. Wilkins

RECEIVED FOR RECORD
MAY 17 3 03 PM '89

**Attorneys Title Company**
Titles Guaranteed
NASHVILLE, TENN.







**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 50000.00
CON TX 165.00
PRFEE 0.50
WDEED 6.00
TOTAL 171.50
CHECK 171.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/17/89 01 15:05 0001 7098

3 3 7.3 7

IDENTIFICATION REFERENCE

Mar 17 3 03 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 210505