ADDRESS NEW OWNERS AND SEND TAX BILLS TO:
Brenard K. Wilson, et ux
1246 Dalemere Drive

Nashville, TN 37107

3005 06/22 0101 03CHECK 75-64

MAP PARCEL NOS.
15DZ 14905
072-10-0-243-00

THIS INSTRUMENT PREPARED BY:
HOFSTETTER & HOFSTETTER, ATTORNEYS
Suite 500, 230 Fourth Avenue North
Nashville, TN 37219

mail

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00) DOLLARS, cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; I, SALLYE S. PAQUETTE, Guardian of Nola Simmons, by Order of the Probate Court for Davidson County, Tennessee, Docket No. 92751, have bargained and sold, and by these presents do transfer and convey unto BRENARD K. WILSON and wife, GENORA T. WILSON, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 3 on the unrecorded Map of thw Subdivision of the Rucker Property at the southeast corner of Litton Avenue and Northview Avenue, and described according to a survey made by Norris H. Hickerson, November 15, 1946, as follows:
>
> BEGINNING at a point in the easterly margin of Northview Avenue at an iron pin 130 feet south of the southeast corner of said Avenue and Litton Avenue; thence along the easterly margin of Northview Avenue S 3° 45' west 50 feet to an iron pin at the corner of Lots Nos. 3 and 4; thence with the line between said lots S 86° 15' east 100 feet to an iron pin in the west line of the G. O. Cuff property; thence along Cuff's line N 3° 45' east 50 feet to an iron pin at the corner of Lots Nos. 2 and 3; thence with the line between Lots Nos. 2 and 3 N 86° 15' west 100 feet to the point of beginning.
>
> Being the same property conveyed to First Trust Company of Springfield, Guardian for Nola Simmons, by deed from Robert D. Short, Jr. and James Fischer of record in Book 3034, Page 573, Register's Office for Davidson County, Tennessee, the said First Trust Company of Springfield having resigned in said capacity and Sallye S. Paquette having been appointed to serve as Successor Guardian of Nola Simmons by Chancery Court of Robertson County, Tennessee, and by the Probate Court of Davidson County, Tennessee, Docket No. 92751.
>
> Taxes for 1990 to be pro rated and assumed by Grantees.

This is (improved) property, known as 2309 Northview Avenue, Nashville, Tennessee 37216.

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 I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered. And I do further covenant and bind myself, my 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.

WITNESS my hand this 20th day of June, 1990.

Sallye S. Paquette
Sallye S. Paquette, Guardian of
Nola Simmons

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $20,850.00.

Kenneth Nolan

Sworn to and subscribed before me,
this 21st day of June, 1990.

Eunice Miller
Notary Public

My commission expires: 7-24-93

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 SALLYE S. PAQUETTE, Guardian of Nola Simmons, 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 at Nashville, Tennessee, this 21st, day of June, 1990.

Notary Public Eunice Miller

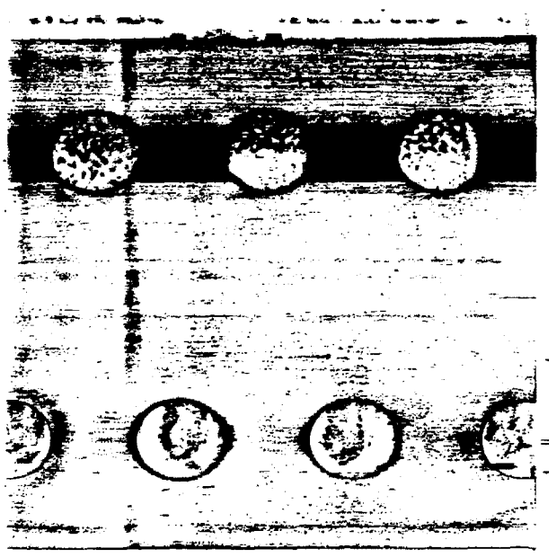
My commission expires: 7-24-93

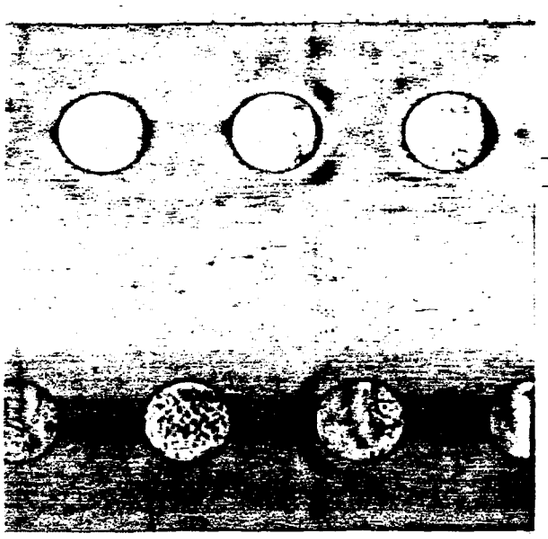
FELIX Z. WHITWORTH, REGISTER
DAVIDSON COUNTY, TN

JUN 22 10 09 AM '90

IDENTIFICATION REFERENCE

36087





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

RECEIVED OF _____

FOR _____

BOOK 8137 PAGE 91

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
				CAMT 20850.00
				CON TX 68.64
				PRFEE 1.00
				WDEED 6.00
				TOTAL 75.64
				CHECK 75.64
			06/22/90 01	10:10 0001 3005

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

360087

IDENTIFICATION REFERENCE

JUN 22 10 10 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 330628