THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

BOOK 9454 PAGE 260

ADDRESS NEW OWNER:
Virginia Evelyn Deck, et al
302 Jacksonian Drive
Hermitage, TN 37076

MORTGAGEE:
None

08/11 0101 03CHECK 319.00

SEND TAX BILLS:
New Owner

MAP-PARCEL:
075-130-120.00
FB No. 4D-31528

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Darryl Wilson and wife, Donna M. Wilson,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Leo B. Deck, Trustee, with full powers to transfer, sell, convey, lease, mortgage or encumber without the joinder of any beneficiary,** 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:

> Being Lot No. 15 on the Plan of Hermitage Hills, Section 1, as of record in Plat Book 2900, page 49, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description of said lot.
>
> Being the same property conveyed to Darryl Wilson and wife, Donna M. Wilson, by deed from H. B. Hawkins and wife, Annie O. Hawkins, as of record in Book 7973, page 845, Register's Office for Davidson County, Tennessee.

This is improved property known as 302 Jacksonian Drive, Hermitage, Tennessee 37076.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 2992, page 53, as amended in Book 2998, page 231, said restrictions have since expired, and easements, covenants and conditions as shown on the Plan of record in Plat Book 2900, page 49, Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 seized 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 our hands this 2nd day of August, 1994.

Darryl Wilson
DARRYL WILSON

Donna M. Wilson
DONNA M. WILSON

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Darryl Wilson and wife, Donna M. Wilson**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 2nd day of August, 1994.

Teresa L Teat
NOTARY PUBLIC

My Commission Expires: 2-5-95

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $84,000.00.

Virginia Emerson Dade
AFFIANT

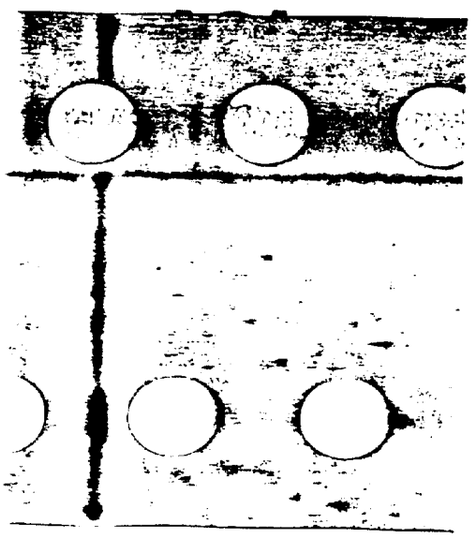
Subscribed and sworn to before me this 2nd day of August, 1994.

Teresa L. Teat
NOTARY PUBLIC

My Commission Expires: 2-5-95

80302
IDENTIF. & REFERENCE

94 AUG 11 AM 8:57
FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

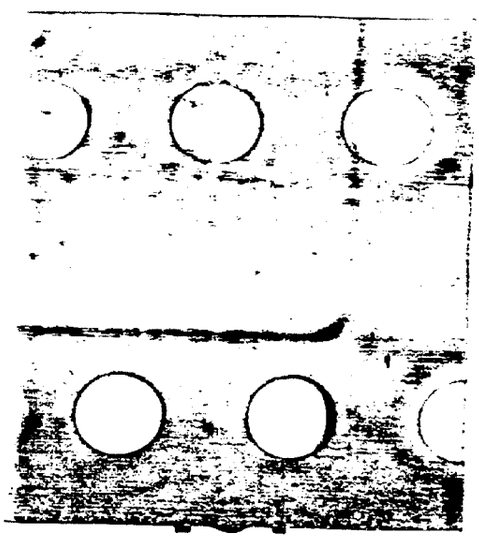
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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 84000.00
CON TX 310.80
PRFEE 1.00
WDEED 8.00
TOTAL 319.80
~~PAID 319.80~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08:57 0001 6926

80302
IDENTIF. & REFERENCE

94 AUG 11 AM 8:57

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 823400