rex 1

This instrument is being re-recorded to correct the Notary

# WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

LO[illegible]OWAY
[illegible]BLIC
RU[illegible]ENNESSEE
MY [illegible]LS 10-9-99

STATE OF TENNESSEE
COUNTY OF Davidson

10002 PG 878

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 19 96

Notary Public

MY COMMISSION EXPIRES: October 9, 1999
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Guaranty Title and Escrow Co., 2711 Murfreesboro Rd. #200, Antioch, TN 37013

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Wilson Enterprises, Inc. | OWNER | 105-9 |
| (NAME) 302 42nd Ave. North | (NAME) | 176-174-186-175 |
| (ADDRESS) Nashville TN 37209 | (ADDRESS) | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, Ruby C. Cross

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wilson Enterprises, Inc.

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. 27, 34, 35 & 36 on the Plan of A.B. Hill Subdivision of the Plant Land of record in Book 332, Page 65, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to M.K. Cross by deed of record in Book 2105, Page 377, Book 1555, Page 453, Book 1639, Page 311, Book 1561, Page 617, Register's Office for Davidson County, Tennessee. Said property is vested in Ruby C. Cross by will of record in Book 4194, page 902, said Register's Office.

This conveyance is subject to any and all existing restrictions and easements of record.

This Power of Attorney is executed on behalf of Ruby C. Cross by Samuel O. Nunn as her Attorney-in-Fact pursuant to recorded Power of Attorney of record in Book 10002, Page 876, in the Register's Office for Davidson County, Tennessee.

0167265

[illegible] OFFICE
96 MAR -3 AM 11:04
[illegible]

**RE-RECORD**

BOOK 10018 PG 751

unimproved ( )
This is improved (XX) property, known as 1110 Acklen Avenue, Nashville, TN 37203
1113 West Grove Avenue, Nashville, TN 37203
1111 West Grove Avenue, Nashville, TN 37203
1109 West Grove Avenue, Nashville, TN 37203
(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 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 my hand this 8th day of March 1996

Ruby C. Cross Ruby C. Cross

By: Samuel O. Nunn

Samuel O. Nunn, Attorney-in-fact

DCTN01WC

10012 PG 579

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 Ruby C. Cross

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 Antioch, Tennessee, this 8th day of March, 1996.

Commission expires October 9, 1999

Notary Public

LORI HOLLOWAY
NOTARY PUBLIC
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this March 8, 1996 before me personally appeared Samuel C. Nunn, the person who executed the foregoing instrument on behalf of Ruby C. Cross, and acknowledged that he executed the same as the free act and deed of the said Ruby C. Cross, through Power of Attorney granted him by the said Ruby C. Cross.

[illegible] 03CHECK 268.00

Commission Expires: _____

Notary Public

LORI HOLLOWAY
NOTARY PUBLIC
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

RE-RECORD

BOOK 10018 PG 752

RE-RECORD

96 MAR 17 PM 1:34

IDENTIFICATION REFERENCE 017236



DCTN01WC