26B

10023:216

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Wilson Enterprises, Inc. 302 42nd Ave. N Suite 200 Nashville, TN 37209	NEW OWNER	Map 052-01-0 Parcel 026.00

This instrument prepared by: Robert J. Notestine III, Attorney
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Fred West and Pedro Martinez as Joint Tenants with Right of Survivorship (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Wilson Enterprises, Inc. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of the Madison Realty Company's Subdivision as of record in Book 547, page 164, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Fred West and Pedro Martinez by Warranty Deed from Gray M. Goad and wife, Lois Ruth Goad of record in Book 9528, Page 291, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 139 Harrington Avenue, Madison, Tennessee 37115.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $18,900.00.

Affiant

Subscribed and sworn to before me this 19th day of April, 1996.

Notary Public

My Commission Expires January 24, 1998

TO HAVE AND TO HOLD the said tract or parcel of land with the

appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 19th day of April, 1996.

Fred West, Jr.

Pedro Martinez

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 **Fred West and Pedro Martinez,** 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 19th day of April, 1996.

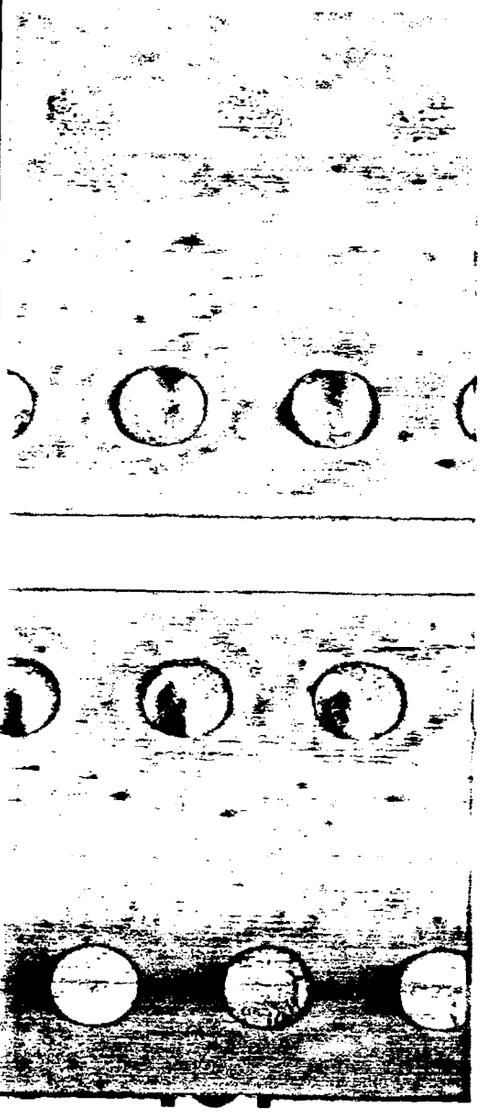
NOTARY PUBLIC

My Commission Expires: June 24, 1998

0173875
IDENTIFICATION REFERENCE

96 [illegible] 22 PM 2:17

[illegible] COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

RO Bk 10023 Pg 218

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
			DMT 12900.00	
			[illegible] 37.13	
			[illegible] .00	
			PRFEE 3.00	
			[illegible] 78.93	
			[illegible] 78.93	
04/22/96	01	[illegible] 0002		32.74

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0173875
IDENTIF. & REFERENCE

96 APR 22 PM 2:17
[illegible]
DAVIDSON COUNTY, TN.

No. 1031103