BOOK 10441 PG 984

22

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April 19 97

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILSON ENTERPRISES, INC. (NAME)	SAME (NAME)	118-1-182
302 42ND AVE. NORTH, #200 (ADDRESS)	(ADDRESS)	22W-11580
NASHVILLE, TN 37209 (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, LEE HALL, JR. AND MARJORIE KINDALL-TANSIL, EXECUTRIX UNDER THE ESTATE OF BARBARA JEAN HALL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILSON ENTERPRISES, INC., A TENNESSEE CORPORATION

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, and being more particularly described according to a survey by JOHN B. KOHL, III, dated November 5, 1979, as follows:

BEGINNING at a point in the southerly margin of Caruthers Avenue, the Northeast corner of Lot No. 12 of said Montrose Place; thence with the easterly line of said Lot No. 12, southerly 178.2 feet, more or less, to the northerly margin of an alley; thence with the margin of same, easterly 70 feet to a point; thence northerly 178.2 feet, more or less, to the southerly margin of Caruthers Avenue; thence with the margin of same, westerly 70 feet to the point of BEGINNING.

BEING the same property conveyed to BARBARA HALL, by deed from MORRIS KRAFT, as to a 1/3 undivided interest, Maxie D. Blener, as to a 1/3 undivided interest, and Bruce E. Buchanan and Lee S. Kraft, Trustees, as to a 1/3 undivided interest, of record in Book 7487, page 410, Register's Office for davidson County, Tennessee. The said BARBARA HALL, a/k/a BARBARA JEAN HALL, has since died testate; and by Will, Docket No. 97P657, Probate Office for DAVIDSON County, Tennessee, said property was vested in LEE HALL, JR.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 1005 CARUTHERS AVENUE, NASHVILLE, TN 37204
(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 our hand s this 29th day of April 19 97

Lee Hall Jr.
LEE HALL, JR.

Marjorie Kindall-Tansil Executrix
MARJORIE KINDALL-TANSIL, EXECUTRIX
UNDER THE ESTATE OF BARBARA JEAN HALL

BOOK 10441 PG 985

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 LEE HALL, JR. AND MARJORIE KINDALL TANSIL, EXECUTRIX UNDER THE ESTATE OF BARBARA JEAN HALL

the bargainor s 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 29th day of April 19 97

Commission expires July 26, 1997

I. DYKE TATUM
Notary Public

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

***** CONTINUATION**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

0301321

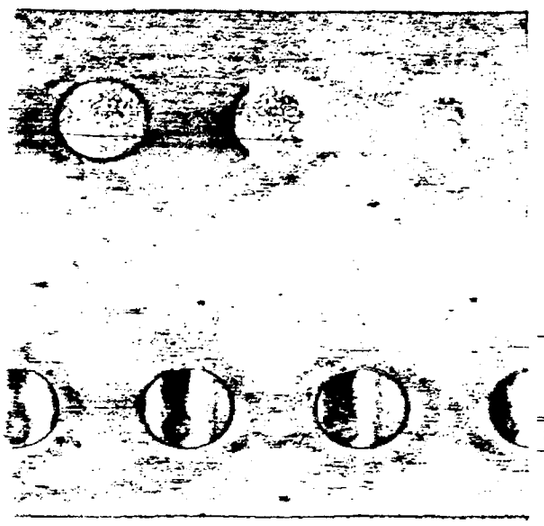
IDENTIFICATION

97 MAY -5 PM 12:51

DAVIDSON COUNTY TN

7071 05/05 0101 03CHECK

293.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10441 PG 986

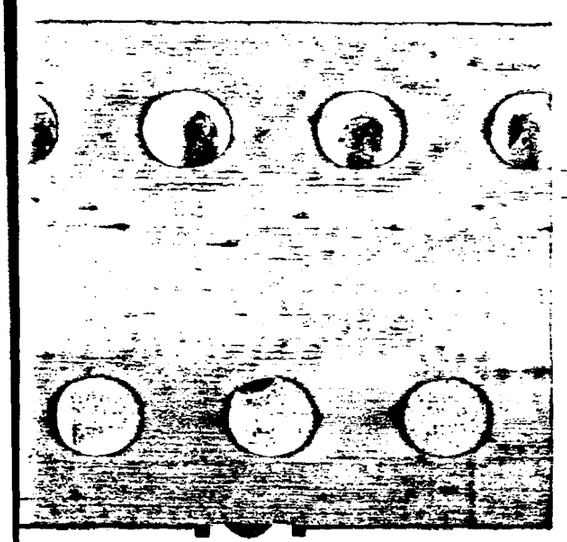
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	77000.00
CON TX	284.90
PRFEE	1.00
WDEED	8.00
TOTAL	293.90
CHECK	293.90

05/05/97 01 12:54 0001 7071

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0301321

IDENTIF. & REFERENCE

97 MAY -5 P 12:51

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

No.1147141