THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17220**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $272,500.00. Affiant Subscribed and sworn to before me, this 23rd day of JUNE, 2000. Notary Public My Commission Expires: 11/29/03

Instr:200006260063173 Page: 1 OF 2
REC'D FOR REC 06/26/2000 11:15:37AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1008.25

WARRANTY DEED

Address New Owner: Barbara Harper & James Weathers, Jr. 2504 Belmont Boulevard Nashville, Tennessee 37212	**Send Tax Bills To:** Advanta Mortgage Corp. USA P.O. Box 509011 San Diego, Ca 92150-9011	**Tax Information:** MAP 117-4 PAR 41.00 FB 24W 495

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, BRADLEY A. WILSON, MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to BARBARA HARPER AND JAMES WEATHERS, JR., BOTH UNMARRIED, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2504 Belmont Boulevard, Nashville, Tennessee 37212.

Christie S. Wilson, the spouse of Bradley A. Wilson, joins in this conveyance solely to convey any interest she may have in subject property pursuant to her marriage to the said Bradley A. Wilson.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 23rd day of JUNE, 2000.

BRADLEY A. WILSON

CHRISTIE S. WILSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, BRADLEY A. WILSON AND CHRISTIE S. WILSON, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 23rd day of JUNE, 2000.

Notary Public

My Commission Expires: 11/29/03

EXHIBIT "A"

Land in Davidson County, Tennessee, being part of Lot No. 113 on the Belmont Land Company's Plan of Lots, called Belmont Heights, as of record in Plat Book 421, page 34, Register's Office for said County, described as follows:

Beginning on the easterly margin of Belmont Boulevard at a point 110 feet south of the southeast corner of said Boulevard and Beechwood Avenue; thence eastwardly 183 feet to the westerly margin of an alley; thence with said alley southwardly 70 feet; thence westwardly 183 feet to the easterly margin of Belmont Boulevard; thence with said Boulevard northwardly 70 feet to the beginning.

Being the same property conveyed to Bradley A. Wilson by quitclaim deeds from John Connolly and wife, Joan Connolly and John A. Wilson, single of record in Book 8629, pages 453 and 457, said Register's Office.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 421, page 34, said Register's Office.