Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
W. Hugh Nelson et ux 21107 Wyndchase Circle Franklin, Tennessee 37067	New Owner 21107 Wyndchase Circle Franklin, Tennessee 37067	Map 159-02 Parcel 79
This instrument prepared by: Hix & Gray, PLC 315 Deaderick Street, Suite 1620 First American Center, Nashville, TN 37238		

Return to:
WILSON & WEISS TITLE ASSOCIATES, LLC
7100 EXECUTIVE CENTER DR.
SUITE 150
BRENTWOOD, TN 37027
B-1758

Davidson County DEEDWARR
Recvd: 12/08/00 09:44 2pgs
Fees:11.00 Taxes:536.50
20001208-0120991

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY FIVE THOUSAND and NO/100 ($145,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged; the undersigned, **HIGH RIDGE, L.L.C., a Tennessee Limited Liability Company,** hereinafter called the Grantor, have bargained and sold and by these presents do hereby transfer and convey unto **W. HUGH NELSON and wife, JANICE G. NELSON**, hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Being **Lot No. 31 on the Plan of High Ridge Subdivision, Phase 1,** of record in Book 11700, page 57, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
>
> Being a portion of the property conveyed to High Ridge, L.L.C. from R.E. Arnold et ux, of record in Book 9801, page 991, from Kevin C. Temple et ux, of record in Book 9801, page 995, and from Haywood P. Gwinner, of record in Book 9964, page 817, all of the Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to all matters as shown on subdivision Plan of record in Book 11700, page 57; to Declaration of Covenants, Conditions and Restrictions for High Ridge Subdivision, Phase One, of record in Book 11741, page 713; both of the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantees, their heirs and assigns, forever.

The undersigned covenant with the said Grantees that it is lawfully seized and possessed of said real estate; that it has a good right to convey the same; and that it is unencumbered except by lien of the 2000 property taxes.

The undersigned further covenant and bind itself, its successors and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS ITS HAND, this 29th day of November, 2000.

HIGH RIDGE, L.L.C., a TN Limited Liability Company

By: _____

WILLIAM C. MORAN, Manager

STATE OF ILLINOIS)
)
COUNTY OF COOK)

On the 29th day of November, 2000, before me, the undersigned, a Notary Public within and for the Sate and County aforesaid, personally appeared WILLIAM C. MORAN, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Manager of HIGH RIDGE, L.L.C., the within named bargainor, a Limited Liability Company, and that he, as such Manger, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company, by himself as such Manager.

Edna Pagan
NOTARY PUBLIC

OFFICIAL SEAL
EDNA PAGAN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 11/20/03

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $145,000.00.

AFFIANT

Subscribed and sworn to before me, this 30th day of November, 2000.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires: 12/29/03