File 10433 See also Box 26B

OLLIE MAI PARSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 25, 2003

STATE OF TENNESSEE
COUNTY OF Davidson

10756

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 2000.

Notary Public

MY COMMISSION EXPIRES: 1/25/03

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS: Wilson Enterprises, Inc.	SEND TAX BILLS TO: New Owner	MAP-PARCEL NUMBERS 72-14-54
(NAME) 302 42nd Avenue, North	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37209	(STREET ADDRES)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Robert L. Canady, Trustee

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:

See exhibit A attached hereto and made a part hereof.

Davidson County DEEDWARR
Recvd: 01/24/01 12:47 3pgs
Fees:15.00 Taxes:96.20

20010124-0007331

This is improved property known as 2503 N. 16th Street, Nashville, TN 37206

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 his hand this 29th day of December, 2000.

Robert L. Canady, Jr.

Robert L. Canady, Trustee

File No.: 10756

ATTACHMENT

BEING parts of Lots Nos. 29, 30 and 31 on the Map of N. J. Gibson's Resubdivision of Lot No. 2 of Cahal Plan, as of record in Book 161, page 165, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of North 16th Street, said point being 165 feet south of the southwest intersection of North 16th Street and Cahal Avenue; thence southerly with said margin of North 16th Street, 49.87 feet to a point; thence westerly 157 feet to a point in the easterly line of Lot No. 28, said point being 50 feet northerly from the north margin of an alley; thence northerly with said line, 50.4 feet to a point in said line; thence easterly 157 feet to the point of the beginning.

BEING the same property conveyed to Robert L. Canady, Trustee of the Canady Children's Trust, by quitclaim deed from Robert Lynn Canady and wife, Marjorie Canady, filed of record in Instrument No. 200005020043616, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

10756

STATE OF ~~TENNESSEE~~ VIRGINIA
COUNTY OF ~~Davidson~~ Albemarle

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

Robert L. Canady, Trustee

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~ Charlottesville, Virginia

~~Tennessee~~, this 29th day of December, 2000.

My commission expires July 30, 2003

Notary Public