THIS INSTRUMENT PREPARED BY:
RICK PILIPONIS
MUSIC CITY TITLE & ESCROW
311 WHITE BRIDGE ROAD
NASHVILLE, TENNESSEE 37209
MCTE00000245

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by HAL WILSON, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, BILLY F. ROSS, have bargained and sold, and by these presents do transfer and convey unto the said HAL WILSON, his heirs and assigns, a certain tract or parcel of land as follows:

> Being Lot. No. 13, Block 26, on the Map of the Subdivision of the Plummer Place, as of record in Book 161, Pages 39, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to BILLY F. ROSS by Quitclaim Deed from Nell H. Ross of record in Book 9417, Page177, Register's Office for Davidson County, Tennessee.

To Have and To Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said HAL WILSON, his heirs and assigns, forever. And I do covenant with the said HAL WILSON, that I am lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said HAL WILSON, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS this the 23rd day of August, 2002.

BILLY F. ROSS

Davidson County DEEDWARR
Recvd: 09/09/02 14:54 2pgs
Fees:13.00 Taxes:158.86
20020909-0109090

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **BILLY F. ROSS,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 23rd day of August, 2002.

NOTARY PUBLIC

RICK PILIPONIS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires: 10-13-04

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $42,935.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed to before me this 23rd day of August, 2002.

NOTARY PUBLIC

My Commission Expires: 10-13-04

RICK PILIPONIS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

MAP 92-13
PARCEL 291.00

ADDRESS OF NEW OWNERS:
HAL WILSON
302 42nd Avenue N.
Nashville, TN 37209

SEND TAX BILLS TO:

SAME