Davidson County DEEDWARR
Recvd: 12/05/02 08:10 2pgs
Fees:13.00 Taxes:133.20

20021205-0149715

THIS INSTRUMENT PREPARED BY:
RICK PILIPONIS
MUSIC CITY TITLE & ESCROW
311 WHITE BRIDGE ROAD
NASHVILLE, TENNESSEE 37209
MCTE00000325

WARRANTY DEED

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

> Land in Davidson County, Tennessee, being the northwest part of Lot No. 30 and the northerly part of Lot No. 31 of Block 3 on the Plan of Heffernan Place, of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee.
>
> Said property fronts together 100 feet on the southerly margin of Meharry Boulevard and extends back 84.29 feet on the southeasterly line and 103 feet on the westerly line to a dead line in the rear measuring 60.20 feet thereon.
>
> Being the same property conveyed to WILSON ENTERPRISES, INC. by deed from JOE L. CORNELIUS and wife, BARBARA L. CORNELIUS of record in Instrument No. 20021112-0140168, 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 RUSTY EDWARDS, his heirs and assigns, forever. And it does covenant with the said RUSTY EDWARDS, that it is lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And it does further covenant and bind itself, its heirs and representatives, to warrant and forever defend the title to said land to the said RUSTY EDWARDS, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS this the 22nd day of November, 2002.

WILSON ENTERPRISES, INC.

BY: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **HAL WILSON FOR WILSON ENTERPRISES, INC.,** 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 Secretary for Wilson Enterprises, Inc. for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 22nd day of November, 2002.

NOTARY PUBLIC

RICK PILIPONIS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires: 10-13-02

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $36,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Rusty Edwards
AFFIANT

Sworn to and subscribed to before me this 22nd day of November, 2002.

NOTARY PUBLIC

My Commission Expires: 10-13-02

RICK PILIPONIS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

MAP 92-02-0
PARCEL 156.00

ADDRESS OF NEW OWNERS:
Rusty Edwards
1221 Alfred Dr.
Nashville, TN 37205

SEND TAX BILLS TO:

SAME