Realty Title 06
48A

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $100,250.00

William T Binkley
Affiant

Subscribed and sworn to before me, this 11th day of April, 2003.

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Commission expires March 28, 2004

Notary Public
My commission expires: 03/28/04

KATHLEEN A. TOMLINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Address of New Owner:	Send Tax Bills to:	Tax Information
Chrissy N. Harville	City State Bank	075-06-0-043.
4224 Samoa Drive	5200 Maryland Way, Suite 310	
Hermitage TN 37076	Brentwood, TN 37027	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Josephine Elizabeth Wilde, unmarried, by James Daniel Wilde, her Conservator, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Chrissy N. Harville and William T. Binkley, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 289 on the plan of Hermitage Estates, Section II, of record in Plat Book 3700, Page 23, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.
>
> Being the same property conveyed to Leonard Earl Wilde and wife, Josephine Elizabeth Wilde, by deed of record in Book 4465, page 909, said Register's Office. The said Leonard Earl Wilde is now deceased. James Daniel Wilde was appointed conservator for Josephine Elizabeth Wilde in the Seventh Circuit Court of Davidson County, Tennessee, and by order entered in Docket Number 01P1734, James Daniel Wilde was authorized to sell subject property.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 4224 Samoa Drive, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 04/15/03 13:26 2pgs
Fees:13.00 Taxes:370.93
20030415-0050079

WITNESS my hand this 11th day of April, 2003.

Josephine Elizabeth Wilde
by James Daniel Wilde

Josephine Elizabeth Wilde
By James Daniel Wilde, Conservator

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named James Daniel Wilde, with whom I am personally acquainted, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the conservator for Josephine Elizabeth Wilde and that he is authorized by court order to execute this instrument on her behalf.

Witness my hand in Mt. Juliet, TN, this 11th day of April, 2003.

Notary Public

My Commission expires 03/28/04

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Commission expires March 28, 2004