ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Jefrey D. Wilson	Maury Educators Community Credit Union	
Mary Beth Wilson		MAP and PARCEL
~~1111 Morrow Avenue~~ 3901 Granny White Pk	5021 Trotwood Avenue, Suite B-1	117-16 189
Nashville, TN ~~37204~~ 37204	Columbia, TN 38401	

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

Davidson County DEEDWARR
Recvd: 07/30/03 16:26 2pgs
Fees:13.00 Taxes:703.00

20030730-0107901

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Margaret Hopper, a widow** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto ~~Jefrey~~ Jeffrey **D. Wilson and Mary Beth Wilson, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot Nos. 29 and 30 on the Map of S.F. and C.D. Morrow's Subdivision of certain lots in Nathan McNairy's Subdivision of record in Book 332, Page 86, Register's Office for Davidson County, Tennessee.

Said Lots adjoin and front together 100 feet on the south side of Morrow Street and run back between parallel lines, 212 feet to the center line of a 15 foot alley.

Being the same property conveyed to Sarah Margaret Leonard by Warranty Deed dated June 26, 1957, from John C. Baxter and wife, Hazel S. Baxter, of record in Book 2652, Page 79, said Register's Office. Sarah Margaret Leonard is now known as Margaret Hopper. Sarah Margaret Leonard being one and the person as Margaret Hopper. Margaret Hopper is a widow who has not remarried.

This is property with a common address of 1111 Morrow Avenue, Nashville, TN 37204.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: (1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) The Plan of Record in Book 332, Page 86, said Register's office and all matters therein; (3) Restrictive Covenants of record in Book 1339, Page 223, said Register's office; 4) Easement of record in Book 3920, Page 828, said Register's office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $190,000.00

Affiant

Subscribed and sworn before me this 22nd day of July, 2003.

My Commission Expires: 1/28/2006

Notary Public

CINDY S. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 28, 2006

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **22nd** day of **July, 2003**.

X Margaret Hopper by Lynch Hopper

Margaret Hopper by Lynch Hopper, attorney-in-fact
atty in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of July 2003, personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Lynch Hopper,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact of **Margaret Hopper,** and is authorized by Margaret Hopper to execute this instrument on her behalf by virtue of a Certification of a Durable General Power of Attorney recorded simultaneously herewith in Instrument Number * _____, said Register's Office. *20030730.0107899

Witness my hand and official seal at office, this 22nd day of July 2003.

Notary Public
My Commission Expires: 1/28/2006

CINDY S. SMITH
NOTARY PUBLIC AT ARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 28, 2006

File No. 0307-246.wd