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2200 ~~2323~~ 21st Avenue South
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Davidson County DEEDWARR
Recvd: 08/04/03 10:30 2pgs
Fees:13.00 Taxes:74.00
20030804-0109946

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **30th** day of **July, 2003** between **Martha F. Wilson, a married person,** ,GRANTOR, and **Charlie Cardwell** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Land in Davidson County, Tennessee, known as Map No. 105-7, Parcel 209, and fronting 50 feet on the north side of Hamilton Avenue and running back between parallel lines 167.5 feet to a dead line measuring 50 feet thereon.

Being the same property conveyed to Martha F. Wilson, a married person, by Warranty Deed from Marilyn Marlow, an unmarried person, of record in Instrument No. 20010613-0062172, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2003 which have been prorated and assumed by the Grantee(s) any and all matters; and any and all easements, right of ways, setback lines, restrictions, zoning regulations, etc. all of record in the 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 Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **30th** day of **July, 2003.**

Martha F. Wilson

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martha F. Wilson, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 30th day of July, 2003.

Gail Marshall
NOTARY PUBLIC

MY COMMISSION EXPIRES:

Gail Marshall Notary Public At Large Davidson County, Tennesse

My Commission Expires March 25, 2006

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $20000

Affiant

Subscribed and sworn before me this 30th day of July, 2003.

Gail Marshall
NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

Gail Marshall Notary Public At Large Davidson County, Tennesse

My Commission Expires March 25, 2006

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Charlie Cardwell
105 Lea Ave Apt 1
Nashville, TN 37210

Send Tax Bills to:
owner

Map & Parcel Number:
105-07/209.00