PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys At Law
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref:(SB) Title No: 44973
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 08/12/03 16:05 2pgs
Fees:13.00 Taxes:693.75
20030812-0115578

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Jeffrey F. Wilson Trina C. Wilson 627 Hogan Road Nashville, Tennessee 37220	Chase Manhattan Mortgage Corp. 5409 Maryland Way, Ste 202 Brentwood, TN 37027

TAX MAP-PARCEL NUMBERS: 146-11-139

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$187,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles Keith Johse and spouse, Pamela Jean Johse,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Jeffrey F. Wilson and spouse, Trina C. Wilson** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in the 6th Civil District of Davidson County, Tennessee, being Lot No. 5 on the Plan of Haileywood Estates Section I as of record in Book 2330, page 57, Register's Office for said County.

Said Lot No. 5 fronts 123.0 feet on the southerly side of Hogan Road and runs back 268.0 feet on the westerly line and 191.7 feet on the easterly line to an irregular line in the rear, on which measures 143.5 feet.

Being the same property conveyed to Charles Keith Johse and wife, Pamela Jean Johse by deed dated November 15, 1976 from Gary Lee Johnson and wife, Diane Johnson of record in Book 5087, page 972, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2330 Page 57, said Register's Office, which Plan shows a 125foot minimum building setback line from Hogan Road and a 10 foot easement for public utility purposes along the rear line.

This is improved property, known as: 627 Hogan Road, Nashville, Tennessee 37220

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 8th day of August, 2003.

Charles Keith Johse

Pamela Jean Johse

State of TENNESSEE

County of DAVIDSON

On this 8th day of August, 2003 , before me the undersigned authority, personally appeared Charles Keith Johse and Pamela Jean Johse , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

SHAWN K. BENNETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 31, 2007

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $187,500.00

Affiant

Sworn and subscribed before me this the 8th day of August, 2003

My Commission Expires: _____

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

My Commission Expires JAN. 26, 2006

Notary Public