WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/19/03 14:41 2pgs
Fees:13.00 Taxes:508.01

20030819-0120194

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $137,300.00

Mary Loftin Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF AUGUST, 2003.

Notary Public

MY COMMISSION EXPIRES: 4-28-04

(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TN

My Commission Expires APRIL 28, 2004

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles B. Nunn	Charles B. Nunn	MAP 61-08 PARCEL 163.00
(NAME)	(NAME) 1136 Winding Way	
(ADDRESS)	(ADDRESS) Nashville, TN 37216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Mary Loftin Wilson, a widow**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Charles B. Nunn, a single man,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the easterly half of lot No. 1 and all of lot No. 2 of Block "E" on the plan of Jackson Park, Section 2, as of record in Book 843, Page 21, Register's Office for said County.
Said part of lot No. 1 and all of lot No. 2 front together 90 feet on the southerly side of Winding Way and run back 147 feet, more or less, on the westerly line and 152 feet 3 inches on the easterly line, to a dead line, measuring 87 feet thereon.

Being the same property conveyed to Van Buren Wilson and wife, Mary Loftin Wilson by Deed of record in Book 1785, Page 633, Register's Office for Davidson County, Tennessee. Said Van Buren Wilson having since died April 18, 1988 property is now vested in Mary Loftin Wilson as surviving tenant by the entirety.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the afore described tract of land.

2003 PROPERTY TAXES SHALL BE THE RESPONSIBILITY OF THE grantee when due and payable.

This is improved property, known as 1136 Winding Way, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

Witness my hand this 12th day of August, 2003.

Mary Loftin Wilson
Mary Loftin Wilson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the said County and State, Mary Loftin Wilson, a widow the within named bargainor(s), with whom I am personally acquainted or proved to be on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this: 8/12/2003.

Commission expires: 4-28-04

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

My Commission Expires APRIL 28, 2004

Larry D. Criag Notary Public