THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 21497**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $600,000.00. Affiant Subscribed and sworn to before me, this 13th day of AUGUST, 2003. Notary Public My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 29, 2003

Davidson County DEEDWARR
Recvd: 08/22/03 13:12 2pgs
Fees:13.00 Taxes:2220.00
20030822-0122338

WARRANTY DEED

Address New Owner: Mr. and Mrs. Peter M. Oldham 78 Wyn Oak Nashville, TN 37205	**Send Tax Bills To:** Union Planters Mortgage P.O. Box 2282 Memphis, TN 38101-2282	**Tax Information:** MAP 104-14-G PAR 068.00 CO FB 07DA 92913

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MARSHA WISE WILSON, MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to PETER M. OLDHAM, A ½ UNDIVIDED INTEREST AND KIM HILL OLDHAM, A ½ UNDIVIDED INTEREST AS TENANTS IN COMMON ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 78 Wyn Oak, Nashville, Tennessee 37205.

MILTON E. WILSON, the spouse of MARSHA WISE WILSON, joins in this conveyance solely to convey any marital interest he may have in subject property by virtue of his marriage to the said MARSHA WISE WILSON.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever 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 has executed this instrument on this 13th day of AUGUST, 2003.

MARSHA WISE WILSON

MILTON E. WILSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, MARSHA WISE WILSON AND MILTON E. WILSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 13th day of AUGUST, 2003.

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 29, 2003

My Commission Expires:

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 85 on the Revised Final Plan of Whitworth Phase 01, as of record in Plat Book 7900, pages 140 thru 144, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Marsha Wise Wilson by deed dated August 13, 1993 from Third National Bank in Nashville of record in Book 9079, page 703, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2003 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 8026, page 305, Book 8047, page 243, Book 8282, page 45, Book 9144, page 153, Book 9778, page 27; (3) Easements of record in Book 3467, page 194, Book 3573, page 442, Book 3505, page 338, Book 7868, page 959, (4) By-Laws of record in Instrument No. 20020812-0097386 and (5) All matters appearing on the Plan of record in Plat Book 7900, pages 140 thru 144, said Register's Office.