THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **First Title & Escrow Co., Inc.** **FTEC File No. 21354**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $243,500.00. Affiant Subscribed and sworn to before me, this 19th day of AUGUST, 2003. Notary Public My Commission Expires: 9-25-04

CATHERINE L. WOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Ms. Jody A. Berg 958 Graybar Lane Nashville, TN 37204	Same	MAP 118-13 PAR 83.00 FB 16DA 04075

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, VICTOR R. WILSON, UNMARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to JODY A. BERG, UNMARRIED ("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 958 Graybar Lane, Nashville, Tennessee 37204.

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 19th day of AUGUST, 2003.

VICTOR R. WILSON

Davidson County DEEDWARR
Recvd: 09/12/03 09:49 2pgs
Fees:13.00 Taxes:900.95
20030912-0134137

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand, at office, this 19th 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

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of The Map of Dan Yearwood's Subdivision as of record in Plat Book 1424, page 48, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Victor R. Wilson, a single man, from Harriet Borre Hightower a/k/a Harriet Patton et vir, William Patton of record as Instrument No. 200003170027327, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) 2003 taxes, which have been prorated and assumed by the Grantee; and (2) All matters on the plan of record in Book 1424, page 48, Register's Office for Davidson County, Tennessee.