This Instrument Prepared By:
John T. Gwin, Attorney at Law
2800 North Mt. Juliet Road
Mt. Juliet, Tennessee 37122-3008

ADDRESS NEW OWNER:
Rodney N. Killion
822 Lemont Drive
Nashville, Tennessee 37216

Davidson County DEEDWARR
Recvd: 03/09/04 12:25 3pgs
Fees:18.00 Taxes:140.60
20040309-0026968

SEND TAX BILL TO:
Owner

MORTGAGEE:
Wilson Bank & Trust
623 West Main Street
Lebanon, TN 37087

MAP 094-02-0
GROUP
PARCEL 69.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **William Wherry, Julia W. Fish, Larry Wherry and David Wherry, heirs of the Estate of Evelyn Wherry,** hereinafter called the Grantors, have bargained and sold, and by these presents, do transfer and convey unto **Rodney N. Killion and Bertha M. Killion, both unmarried with rights of survivorship,** hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 129 on the plan of United Electric Railway's Subdivision in East Nashville, as of record in Book 161, page 8, Register's Office for said County.

Said Lot No. 129 fronts 65 feet on the southerly side of East Side, formerly Ashworth Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Albert Wherry and wife, Evelyn Wherry by deed from O. K. Plumbing Company, a partnership composed of J. A. Bealafelt and W. T. Drennon dated September 17, 1951 of record in Book 2022, page 61, Register's Office for Davidson County, Tennessee. The said Albert Wherry predeceased Evelyn Wherry in July of 1995. The said Evelyn Wherry died on October 10, 2001 and her Will was probated without administration on February 10, 2004, under Docket Number 04P-265 in the Probate Court for Davidson County, Tennessee.

This is improved property known as 1700 Eastside Drive, Nashville, Tennessee 37206.

David Wherry also conveys herewith, all of his life estate interest in the subject property, it being his intent to extinguish said life estate by this conveyance.

Taxes for the current year have been settled between the parties. This conveyance is made subject all planning, zoning, and health department rules and regulations which may affect the premises. This conveyance is also made subject to the following matters:

1. Subject to Real Property Taxes for 2004, a lien not yet due and payable. Map 094-92-0, Parcel 69.00. If improvements are completed after January 1 of any year, the law requires supplemental assessment for the year in which the improvements are completed, as defined by Statute. Any applicable 2004 ad valorem real property taxes assessed by the Taxing Authority constitute a lien, due and payable.

2. Subject to all of those facts, conditions and limitations shown on the Plat of record in Plat Book 161, page 08, Register's Office for Davidson County, Tennessee, including but not by way of limitation an Owner's Certificate; all setback lines and easements as depicted on said plat and health department rules and regulations. Reference is here made to said Plat for a complete depiction of all matters thereupon.

3. Subject to all applicable zoning and planning restrictions, and all health department rules and regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and, Grantors do covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hand this the 4th day of March, 2004.

William Wherry

Julia W. Fish

Larry Wherry

David Wherry

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **William Wherry, Julia W. Fish and Larry Wherry** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this the 4th day of March, 2004.

Patricia M. Gwin
NOTARY PUBLIC

PATRICIA M. GWIN NOTARY PUBLIC AT LARGE WILSON CO., TENNESSEE

My Commission Expires: 12/15/04

STATE OF NEW JERSEY)
COUNTY OF Ocean)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **David Wherry** the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this the 25 day of February, 2004.

Patricia Mogher
NOTARY PUBLIC

My Commission Expires: 7-28-05

PATRICIA MARSHALL NOTARY PUBLIC OF NEW JERSEY

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $38,000.00.

Barbara Fellows
AFFIANT

Subscribed and sworn to before me on this 4th day of March, 2004.

Patricia M. Gwin
Patricia M. Gwin
NOTARY PUBLIC
My Commission Expires: 12/15/04

PATRICIA M. GWIN NOTARY PUBLIC AT LARGE WILSON CO., TENNESSEE