This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Luehrsen Construction, LLC
4019 Nebraska Ave.
Nashville, TN 37209

SEND TAX BILL TO:
Owner

MORTGAGEE:
Fifth Third Bank, N.A.
230 Public Square
Franklin, TN 37064

MAP **117-4**
GROUP
PARCEL **182**

Davidson County DEEDWARR
Recvd: 12/03/04 15:41 3pgs
Fees:18.00 Taxes:447.70
20041203-0144475

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Tiffany W. Demming, Administratrix of the Estate of Charles Edward Wilson, deceased, and authorized signatory for Robert L. Wilson, Helen Wilson Bradley and Michael Carver Wilson pursuant to the Order Approving Contract for Sale of Land to Pay Debts of the Decedent and for Partial Distribution of the Sale Proceeds entered in the Estate of Charles Edward Wilson, deceased, Docket 04P-1489, Seventh Circuit Court for Davidson County, Tennessee, Probate Division,** a certified copy of which Order is being recorded in the Register's Office of Davidson County, Tennessee, simultaneously herewith, hereinafter called the "GRANTORS", have bargained and sold, and hereby transfer and convey unto **Luehrsen Construction, LLC**, hereinafter called the "GRANTEE", its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

See Exhibit A attached hereto.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2005 and subsequent years.

This is unimproved property known as 1515 Dallas Ave., Nashville, Tennessee 37212.

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", its successors and assigns, forever, and, GRANTORS do covenant with the said "GRANTEE" that they are 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and its successors 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 the 29th day of November, 2004.

Tiffany W. Demming, Administratrix

Tiffany W. Demming, Administratrix of the Estate of Charles Edward Wilson, deceased, and authorized signatory for Robert L. Wilson, Helen Wilson Bradley and Michael Carver Wilson pursuant to the Order Approving Contract for Sale of Land to Pay Debts of the Decedent and for Partial Distribution of the Sale Proceeds entered in the Estate of Charles Edward Wilson, deceased, Docket 04P-1489, Seventh Circuit Court for Davidson County, Tennessee, Probate Division

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Tiffany W. Demming,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Administratrix of the Estate of Charles Edward Wilson, deceased, and authorized signatory for Robert L. Wilson, Helen Wilson Bradley and Michael Carver Wilson, the bargainors, pursuant to the Order Approving Contract for Sale of Land to Pay Debts of the Decedent and for Partial Distribution of the Sale Proceeds entered in the Estate of Charles Edward Wilson, deceased, Docket 04P-1489, Seventh Circuit Court for Davidson County, Tennessee, Probate Division, and that as such she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 29th day of November, 2004.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 1/29/2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $121,000.00.

AFFIANT

Subscribed and sworn to before me on this 29th day of November, 2004.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 1/29/2006

Exhibit "A"

Being Lot No. 21 and the westerly part of Lot No. 22 on the Plan of Victoria Place as of record in Book 332, page 10, Register's Office, Davidson County, TN.

Said Lot No. 21and part of Lot No. 22 begin at the southeast corner of Dallas Ave. and a 12 foot alley, being the northeast corner of Lot No. 21; running thence with the southerly margin of Dallas Ave. eastwardly 61.3 feet to McMurtry's northwest corner; thence with his westerly line southwardly 130.5 feet to the northerly margin of an alley; thence with the northerly margin of said alley westwardly 54.8 feet to the easterly margin of the first mentioned alley; thence with the easterly margin of said alley northwardly 130.5 feet, more or less, to the beginning.

Being the same property conveyed to William Edmond Wilson, Sr., (now deceased) and wife, Marcella Falls Wilson, (now deceased) as tenants by the entirety as to a one-third (1/3) undivided interest, William E. Wilson, Jr., (now deceased) as to a one-third (1/3) undivided interest, and Charles Edward Wilson, (now deceased) as to a one-third (1/3) undivided interest, as tenants in common, by Installment Deed of record in Book 4264, page 470, Register's Office, Davidson County, Tennessee.

And further being the same property in which upon the death of William Edmond Wilson, Sr. the tenancy by the entirety interest vested solely in his wife, Marcella Falls Wilson, and upon the death of Marcella Falls Wilson, this said one-third undivided interest passed to Charles Edward Wilson, Trustee, pursuant to her Last Will and Testament of record in the Probate Court Clerk's Office, Davidson County, Tennessee.

And further being the same property in which upon the death of William E. Wilson, Jr., his said one-third (1/3) undivided interest passed by intestate succession equally to his siblings Charles Edward Wilson, Robert L. Wilson, Helen Wilson Bradley, and Michael Carver Wilson.

And further being the same property in which upon the death of Charles Edward Wilson his said one-third (1/3) undivided interest and one-twelfth (1/12) undivided interest which he inherited from his brother, William E. Wilson, Jr. passed by intestate succession equally to his siblings Robert . Wilson, Helen Wilson Bradley and Michael Carver Wilson.

And further being the same property which is the subject of a Petition for Sale of Real Property filed in the Seventh Circuit Court (Probate Division) In re: Estate of Charles Edward Wilson, deceased, No. 04P-1489, in which proceeding all persons who have an interest in said property and parties, and, pursuant to an Order Approving Contract For Sale of Land to Pay Debts of Decedent and for Partial Distribution of the Sale Proceeds the said Circuit Court approved the sale of the property and authorized Tiffany W. Demming as Administratrix of said estate and signatory for all interested parties to execute this instrument (a certified copy of said Order is being recorded simultaneously herewith as Instrument No. 20041203-0144474).