RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 43583

Please Return To:
Realty Title & Escrow Company, Inc.
808 North Mt. Juliet Road
Mt Juliet, TN 37122

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$137,200.00.

Tonya Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS 22nd DAY OF DECEMBER, 2004.

Angela L Austin
Notary Public

MY COMMISSION EXPIRES: 8/2/05

ANGELA L. AUSTIN NOTARY PUBLIC AT LARGE MACON CO., TENNESSEE

Davidson County DEEDWARR
Recvd: 01/31/05 11:02 2 pgs
Fees:13.00 Taxes:507.64
20050131-0010967

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
TONYA M. ALLEN **3308 Country Ridge Drive** **Antioch, TN 37013**	Guaranty Trust Co. 640 Broadmor Blvd. Suite 100 Murfreesboro, TN 37129	**150-7-83** **2DX 4714**

FOR AND IN 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 **We, GARY LYNN WILSON and wife, BRENDA SUE WILSON**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TONYA M. ALLEN**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO – WIT:

Land in Davidson County, Tennessee, being Lot No. 133 on the Plan of The Country, Section 4-A, as of record in Book 5200, pages 138 and 139, Register's office for said County.

Said Lot No. 133 fronts 80 feet on the west side of Country Ridge Drive and extends back 143.44 feet on the north line and 116.17 feet on the south line to a dead line which is a broken line measuring 85.3 feet thereon.

Being the same property conveyed to Gary Lynn Wilson and wife, Brenda Sue Wilson by deed from Randall Phillips Builders, Inc., of record in Book 5695, page 970, Register's Office for Davidson County, Tennessee.

This is Improved property known as **3308 Country Ridge Drive, Antioch, Tennessee 37013**

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 we do covenant with the said GRANTEES that we 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 we do further covenant and bind ourselves, our 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. 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 our hands this 22nd day of December, 2004.

Gary Lynn Wilson
GARY LYNN WILSON

Brenda Sue Wilson
BRENDA SUE WILSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named GARY LYNN WILSON and wife, BRENDA SUE WILSON, 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 22nd day of December, 2004.

NOTARY PUBLIC

My Commission Expires: 3/25/06

ALAN D. MAZ
NOTARY PUBLIC AT LARGE