Davidson County DEEDWARR
Recvd: 02/28/05 15:16 1 pg
Fees:13.00 Taxes:1443.00
20050228-0021810

RECORD AND RETURN TO:
GOBER TITLE & ESCROW
230 W. Main Street
Lebanon, TN 37087

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $390,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of February, 2005

Notary Public

MY COMMISSION EXPIRES: 6/28/08

TINA NICHOLS NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
GOBER TITLE & ESCROW, 230 W. Main Street, TN 37087

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David I. Hickman	**Synovus Mortgage Corp.**	
535 General Kershaw Drive	**800 Shades Creek Pkwy, #350**	**054.00 - 0 - 004.00**
Old Hickory,TN 37138	**Birmingham, AL 35209**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Robbie Juanita Wheeler, unmarried,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David I. Hickman and wife, Donna S. Hickman** 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:

Being a tract of land located on the westerly margin of General Kershaw Drive, and described according to a survey of James H. Zeigler, dated July 6, 1978, as follows:

BEGINNING at a point in the westerly margin of General Kershaw Drive, said point being northerly 2833.89 feet from the northwesterly margin of Saundersville Road; thence leaving said margin North 88 degrees 24' 28" West 1119.19 feet to a point in a fence line and the easterly margin of a Private Drive; thence along the margin of the same North 0 degrees 26' 30" East 300 feet to a point; thence leaving said margin South 88 degrees 23' 59" East 1113.89 feet to a point in the westerly margin of General Kershaw Drive; thence with the margin of the same South 0 degrees 34' 25" West 300 feet to the point of beginning and containing 7.68 acres, more or less.

Being part of the same property conveyed to John H. Wheeler and wife, Robbie Juanita Wheeler by deed from Leah Hannah (Mrs. J. L.) Evans, a widow, of record in Book 5318 Page 356, Register's Office for Davidson County, Tennessee. John H. Wheeler having since deceased on March 10, 2002, leaving Robbie Juanita Wheeler sole owner of said property by Will dated August 15, 1980.XXXXXXXXXXXXXXXXXXX XXXX

This is improved (X) property known as **535 General Kershaw Drive, Old Hickory, TN 37138**

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(S), Their*** heirs and assigns forever, and ***do(es)*** covenant with the said ***GRANTEE(S)*** that I have 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 ***do(es)*** further covenant and bind ***myself, my*** heirs and representatives, to warrant and forever defend the title to the said land to the said ***GRANTEE(S), 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 17th day of February, 2005

Robbie Juanita Wheeler

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 Robbie Juanita Wheeler the ***bargainor(s)*** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of February, 2005.

Commission Expires: 6/28/08

Notary Public:

TINA NICHOLS NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE