WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/15/05 09:52 2 pgs
Fees:13.00 Taxes:472.12
20050615-0068219

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$127,600.00.**

Affiant

Subscribed and sworn to before me this 13 day of June, 2005.

Notary Public

My Commission expires: (Affix Seal)

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Wilson Enterprises, Inc.	SAME	094-01-0-149.00 072-14-0-224.00 080-08-0-223.00 071-16-0-070.00
302 42nd Avenue North		
Nashville, TN 37209		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Robert H. Herrman** , hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Wilson Enterprises, Inc.**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Tract 1: 1012 Lenore Street:
Being Lot No. 12 on the plan of J.B. Haynies Central park Plan, of record in Plat Book 161, page 116, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 12 fronts 50 feet on the southerly side of Lenore Street and runs back between parallel lines 164 feet to an alley.

Being the same property conveyed to M.L. Randall, by deed from Dorothy Cisco, on September 1, 1980, of record in Book 5657, page 619, Register's Office for Davidson County, Tennessee. The said M.L. Randall having since died leaving property to his wife, Shirley L. Randall by right of survivorship. The said Shirley L. Randall having since died leaving property solely to Robert Herald Herrman by Last Will and Testament of record in Book 10781, page 915, said Register's Office.

Tract 2: 1602 Straightway Avenue:
Being Lot No. 25 on the plan of Dr. E.T. Brown's Subdivision of Lot No. 21-26, Brownsville Addition, of record in Book 332, page 91, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Shirley Randall, by deed from J.A. Carney, Trustee, on July 17, 1986, of record in Book 6921, page 192, Register's Office for Davidson County, Tennessee. The said Shirley L. Randall having since died leaving property solely to Robert Herald Herrman by Last Will and Testament of record in Book 10781, page 915, said Register's Office.

Tract 3: 3271 Hinkle Drive:
Being Lot No. 99 on the plan of Bordeaux Hills, Section 4, of record in Book 3600, page 49, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 99 fronts 57.0 feet on the southerly side of Hinkle Drive and extends back 96.6 feet on the westerly line and 125.4 feet on the easterly line to a dead line in the rear measuring 66.6 feet thereon.

Being the same property conveyed to M.L. Randall and wife, Shirley Randall, by deed from William Herrman, on May 26, 1981, of record in Book 5752, page 274, Register's Office for Davidson County, Tennessee. The said M.L. Randall having since died leaving property to his wife, Shirley L. Randall by right of survivorship. The said Shirley L. Randall having since died leaving property solely to Robert Herald Herrman by Last Will and Testament of record in Book 10781, page 915, said Register's Office.

Tract 4: 807 Crockett Street:
Land in Davidson County, Tennessee, being parts of Lots Nos. 5 and 14 on the Map of Williams and Hays Company Belle View Plan, as of record in Book 332, page 51, Register's Office for said County, described according to a survey made by Ralph W.C. Lambert, Surveyor, July 24, 1961, as follows:

Beginning at an iron pin in the northerly margin of Crockett Street, said iron pin being located 150 feet

easterly from the northeasterly corner of the intersection of Crockett Street and Rosedale Avenue; thence with the margin of Crockett Street and South 85 degrees 54 minutes east 50 feet to a point; thence north 7 degrees 44 minutes east 165.4 feet to an iron pin; thence north 82 degrees 03 minutes west 50 feet to an iron pin; thence south 7 degrees 44 minutes west 169.8 feet to an iron pin in the northerly margin of Crockett Street, the point of beginning.

Being the same property conveyed to M.L. Randall and wife, Shirley L. Randall, by deed from Charles Edward McWhirter and wife, Betty Sue McWhirter, on February 28, 1963, of record in Book 3508, page 313, Register's Office for Davidson County, Tennessee. The said M.L. Randall having since died leaving property to his wife, Shirley L. Randall by right of survivorship. The said Shirley L. Randall having since died leaving property solely to Robert Herald Herrman by Last Will and Testament of record in Book 10781, page 915, said Register's Office.

The property is subject to the following:

Tract 1:

- Subject to all matters as shown on the Plan of record in Book 161, page 116, Register's Office Davidson County, Tennessee.

Tract 2:

- Subject to all matters as shown on the Plan of record in Book 332, page 91, Register's Office Davidson County, Tennessee.

Tract 3:

- Subject to all matters as shown on the Plan of record in Book 3600, page 49, Register's Office Davidson County, Tennessee.

Tract 4:

- Subject to all matters as shown on the Plan of record in Book 332, page 51, Register's Office Davidson County, Tennessee.

This is improved property known as: **1012 Lenore Street 37206**
3271 Hinkle Drive 37218
807 Crockett Street 37217
1602 Straightway 37206, Nashville, TN

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 June 14, 2005.

Robert H. Herrman

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Robert H. Herrmann** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this June 14, 2005

My commission expires 9-22-07

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY