05-1312 39-B

4 of 6

Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Austin Cody King, 3323 Long Blvd. Nashville, TN 37203	Same	David W. McMackin 104 East Park Dr., Ste.104 Brentwood, TN 37027 2005060267

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Sumner

Map & Parcel No.
104-6-F-31.00

The actual consideration or value,

whichever is greater for this

transfer is $172,500.00

Affiant

Subscribed and sworn to before me
on 06/30/05.

Notary Public

My Commission Expires: 2/20/08

JULIE WILBANKS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 06/30/05 15:57 2 pgs
Fees:13.00 Taxes:638.25
20050630-0075690

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Michael Matthew Wilson and Sara Miles Wilson, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Austin Cody King, unmarried, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tenneessee described to-wit:

Certain Condominium Apartments in Davidson County, Tennessee, being Unit NO. E-3, as proposed on the Plan of Longview Condominiums, of record in Book 6200, page 95, amended in Book 6200, page 101, Register's Office for Davidson County, Tennessee, to which plan and record thereof are incorporated herein and made a part hereof be reference.

Being the same property conveyed to Michael Matthew Wilson and Sara Miles Wilson by Warranty Deed dated September 28, 2004 from Nancy B. Miles and husband, John Henry Miles of record in Instrument No. 20040119-0125496, said Register's Office.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 3323 Long Blvd., Nashville, TN 37203.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 06/30/05.

Michael Matthew Wilson
Michael Matthew Wilson
By Nancy B. Miles Atty in fact
Nancy Miles Attorney in Fact

Sara Miles Wilson
Sara Miles Wilson
By Nancy B. Miles Atty in fact
Nancy Miles Attorney in Fact

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Sumner

On this 21st day of June, 2005, before me the undersigned, a Notary Public in and for said County and State, personally appeared Nancy B. Miles, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Sarah M. Wilson and Michael Matthew Wilson , by virtue of a power of attorney of even date recorded in Book ~~X~~ , page _____, said Register's Office, and acknowledged that she executed the same as the free act and deed of the said Sarah M. Wilson and Michael Matthew Wilson. ~~X~~ 20050630-0075688 & 20050630-0075689

Witness my hand and official seal at ~~Williamson~~ Sumner County, Tennessee, this the 21st day of June, 2005.

JULIE WILBANKS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Julie Wilbanks
Notary Public

My Commission Expires: 2/20/08