Davidson County DEEDWARR
Recvd: 09/29/05 11:12 2 pgs
Fees:13.00 Taxes:407.00
20050929-0117054

THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
3125 North Mt. Juliet Road
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER
Asad Ullah, et ux
3149 East Lake Drive
Nashville, Tennessee 37207

MORTGAGEE
Wilson Bank & Trust
1476 North Mt. Juliet Road
Mt. Juliet, Tennessee 37122

SEND TAX BILLS
New Owner

MAP-PARCEL:
071-15-0-102.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Bennie Ray Hackney and wife, Sara Jane Hackney,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Asad Ullah and wife, Shizue Nomura,** 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, situated in the 12th formerly the 17th Civil District of said County on the westerly side of the Dickerson Turnpike, and described according to a survey made by W. B. Southgate on July 21, 1921, as follows:

Beginning at the northwest corner of Dickerson Turnpike and Ligon Lane, running thence with the westerly margin of said turnpike, northwardly 100 feet, thence North 85 degrees 40' West 175 feet to the easterly margin of an alley; thence with the easterly margin of said alley, southwardly 100 feet to the northerly margin of Ligon Lane; thence with the northerly margin of said lane, south 85 degrees 45' east 175 feet to the point of beginning.

Being the same property conveyed to Bennie Ray Hackney and wife, Sara Jane Hackney by deed from H. G. Hill Realty Company of record in Instrument Number 20020328-0038395, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed. Subject to all matters, if any, appearing in the Register's Office for Davidson County, Tennessee. Taxes for the current year have been agreed to by the parties and will be prorated and paid by the Grantors.

This is improved property known as **1302 Dickerson Pike, Nashville, Tennessee 37207.**

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 26th day of September, 2005.

Bennie Ray Hackney

Sara Jane Hackney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Bennie Ray Hackney and wife, Sara Jane Hackney, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of September, 2005.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 12-15-07

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration or value, whichever is greater for this transfer is $110,000.00.

AFFIANT

Subscribed and sworn to before me this 26th day of September, 2005.

NOTARY PUBLIC

My Commission Expires: 12-15-07

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.