WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/13/06 16:07 2 pgs
Fees:13.00 Taxes:388.50
20060613-0070411

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$105,000.00.**

Affiant

Subscribed and sworn to before me this 11th day of June, 20 06

Notary Public
My Commission expires: 01-05-2010
(Affix Seal)

NATALIE MARTIN STATE OF TENNESSEE NOTARY PUBLIC SUMNER 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:
William Rogers	SAME	51-08-0-211.00
215 E. Due West Avenue		
Madison, TN 37115		

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, **Dave Wilson and wife, Kortney M. Wilson (a/k/a Courtney M. Wilson and Kourtney M. Wilson)**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **William Rogers**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 9 on the plan of Bailey Subdivision, of record in Plat Book 5800, page 93, 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 Dave Wilson and wife, Kourtney M. Wilson (a/k/a Courtney M. Wilson), by deed from Valorie White, a married woman and Kathleen Neal, a married woman, on October 20, 2005, of record in Instrument Number 20051116-0138348, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Taxes and assessments for the year 2006 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 051-08-0-211.00.
- Subject to all matters as shown on the Plan of record in Plat Book 5800, page 93, Register's Office Davidson County, Tennessee.

This is improved property known as: **215 E. Due West Avenue, Madison, TN 37115**

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 9, 2006.

Dave Wilson

Kortney M. Wilson

BY: by David Wilson attorney in fact
David M. Wilson, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Dave Wilson** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this June 9, 2006

My commission expires 8/20/06

Notary Public

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared **David M. Wilson,** with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for **Kortney M. Wilson,** the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name **Kortney M. Wilson**, the bargainor(s), by the said **David M. Wilson**, as Attorney-in-Fact.

WITNESS my hand and seal this 9th day of June, 2006.

NOTARY PUBLIC My Commission Expires: 8/20/06

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY