WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/02/06 08:51 2 pgs
Fees:13.00 Taxes:222.00
20061102-0135975

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$60,000.00.**

Affiant

Subscribed and sworn to before me this 1 day of November, 2006.

Notary Public
My Commission expires: 9-28-07
(Affix Seal)

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:
David Manning	SAME	083-01-0-330.00
1903 Benjamin St.		
Nashville, Tn 37206		

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, **Wilson Enterprises, Inc.**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **David Manning and wife, Linda Manning, Dava Silva and David Manning, Jr.** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being the Westerly half of Lot No. 6 on the plan of W.T. Brown's Subdivision of the Sharpe Lands, of record in Book 332, page 7, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Part of Lot No. 6 fronts 50 feet on the Northerly side of Sharpe Avenue, and runs back between parallel lines 228 feet to a dead line.

Being the same property conveyed to Hal Wilson and wife, Martha Wilson, by deed from the Estate of Mattie Andrew Hicks and Vivian Hicks Burnett, Adm. and Heir-at-Law and Harvey Burnett, Spouse, on January 12, 1995, of record in Book 9570, page 427, Register's Office for Davidson County, Tennessee. And further conveyed to Wilson Enterprises, Inc. by Quitclaim Deed from Hal Wilson and wife, Martha Wilson of record in Book 9568, page 420, said Register's Office.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 332, page 7, Register's Office Davidson County, Tennessee.

This is improved property known as: **1121 Sharpe Avenue, Nashville, TN 37206**

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 November 1, 2006.

Wilson Enterprises, Inc.

By Hal Wilson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 1st day of November, 2006 before me, appeared Hal Wilson to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that she is the Secretary of Wilson Enterprises, Inc. and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said Hal Wilson acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

9-22-07

