Davidson County DEEDWARR
Recvd: 11/08/06 12:00 2 pgs
Fees:13.00 Taxes:281.20

20061108-0139010

Prepared By & Return To:
Infinity Title, LLC
402 BNA Drive, Suite 401
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $__76,000.00_____.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30 DAY OF October, 2006.

Notary Public

Commission Expiration: 7-24-07

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

ADDRESS OF NEW OWNER:
Michael Hudson
1827 River Drive
Nashville, TN 37218

SEND TAX BILLS TO:
Same as new owner

MAP-PARCEL:
081-01-0/047.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED Wilson Enterprises, Inc., HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael Hudson, married, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN SHELBY COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot Number 38 on the plan of Haley's Subdivision, of record in Book 547, page 155, 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 Robert H. Herman by instrument of record in Book 10781 page 915 recorded on 02/04/1998, , Register's Office for Davidson County.

Being the same property conveyed to Wilson Enterprises on 07/20/2006, by deed from Robert Harold Herman (aka Robert H. Herman) and wife, Shirley A. Herman, filed for record on 08/01/2006 in Instrument Number 20060801/0093568, Register's Office for Davidson County.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This improved property is also known as 1827 River Drive, Nashville, TN 37218.

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 unemcumbered, 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 my hand this 30 day of October, 2006.

Wilson Enterprises, Inc. by Hal Wilson, Secretary

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for said County and State, personally appeared Hal Wilson, with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the Secretary of Wilson Enterprises, Inc., the within named bargainor, a corporation, and that he/she as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as Secretary of Wilson Enterprises, Inc.

Witness my hand and official seal at office this 30 day of October, 2006.

Notary Public

Commission Expiration: 7.24.07

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY