WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/25/07 10:32 2 pgs
Fees:13.00 Taxes:166.50
20070425-0049209

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, **$45,000.00.**

Affiant

Subscribed and sworn to before me this 18th day of April, 2007

Notary Public
My Commission expires: 8-22-07
(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:
Wilson Enterprises, Inc	SAME	091-09-0-129.00
304 42nd Avenue North		
Nashville, TN 37209	,	

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, **Stanley R. Hazelwood and Juanita H. French**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Wilson Enterprises, Inc.**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being the southerly ninety (90) feet of Lots Nos. 46 and 47 on the Plat of T.M. Nall's Subdivision of Lots Nos. 18, 19, and 20, B.F. Cockrill Land, as of record in Book 421, page 63, Register's Office for Davidson County, Tennessee.

Said parts of Lots nos. 46 and 47 front together 200 feet on the northerly margin of Deal Avenue and run back between parallel lines with the easterly margin of Nall Avenue 90 feet to a dead line, measuring 200 feet thereon.

Being the same property conveyed to Thomas W. Hazelwood, Sr. and wife, Lena Gertrude Hazelwood on May 17, by Decree of the Chancery Court for Davidson County, Tennessee, Part Two and recorded in Minute Book 57, page 188, on May 17, 1950. The said Thomas W. Hazelwood, Sr. and Lena Gertrude Hazelwood both having died, leaving as their sole heirs, Thomas W. Hazelwood, Jr. Stanley R. Hazelwood and Juanita Hazelwood French (Affidavit of Heirship in Book 7537, page 464; and Book 7537, page 465, Register's Office for Davidson County, Tennessee. The said Thomas W. Hazelwood, Jr. having Quitclaimed his interest to Stanley R. Hazelwood of record in Book 9615, page 174, said Register's Office.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 421, page 63, Register's Office Davidson County, Tennessee.

This is improved property known as: **560 Stevenson Street, Nashville, TN 37209**

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 April 18, 2007.

Stanley R. Hazelwood
Stanley R. Hazelwood

Juanita H. French
Juanita H. French

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Stanley R. Hazelwood** 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 April 18, 2007

My commission expires 9-22-07

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF Michigan
COUNTY OF St Clair

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Juanita H. French** 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 April 18, 2007

My commission expires 9-14-2007

Notary Public Denise Dueweke

DENISE DUEWEKE NOTARY PUBLIC ST CLAIR COUNTY