STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4TH DAY OF MAY, 2007.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

MY COMMISSION EXPIRES JAN 12, 2010

THIS INSTRUMENT WAS PREPARED BY
All Star Title, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlie Williams Jr.	**Charlie Williams Jr.**	**05101901000**
(NAME)	(NAME)	
1002 Due West Avenue North	**1002 Due West Ave N**	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	**Madison, TN 37115**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE,

Frank R. Edison, Shane Richard Langford, Craig Lee Langford and Shawn Hopkins, surviving heirs of Dixie L. Edison

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Charlie Williams Jr., unmarried and Dominique Brown, unmarried

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, being Lot No. 16 on the plan of Due West Avenue, at the corner of Lots 15 and 16; thence, with the line between said Lots northerly 602.57 feet to a point; thence, easterly 100 feet to a point at the corner of Lots Nos. 16 and 17; thence, with the line between said Lots, southerly 605.12 feet to the North margin of New Due West Avenue, formerly Due West Avenue; thence, with the margin of the same westerly 100 feet to the beginning.

Being the same property conveyed to Dixie L. Edison, married by deed from Eddie G. Britt, unmarried dated 3/29/01 and recorded in Instrument # 200104030031908, Register's Office for said County.

1002 Due West Avenue North, Madison, Tn 37115

Unimproved ☐
This is improved ☑ property, known as **1002 Due West Ave N, Madison, TN 37115**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 4th day of May, 2007.

Franklin R. Edison Jr. by Craig Lee Langford his Attorney in Fact
Frank R. Edison

Craig Lee Langford

X
Shane Richard Langford

Shawn Hopkins

Davidson County DEEDWARR
Recvd: 05/09/07 14:00 3 pgs
Fees:18.00 Taxes:466.20

20070509-0055824

05/09/2007 14:50 6158837543 ALLSTARTITLE PAGE 02/13

DATE 5-7-07

STATE OF TENNESSEE

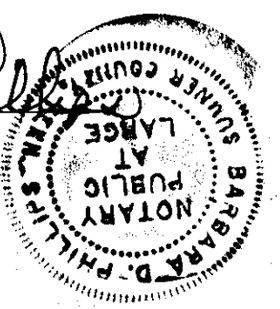
COUNTY OF Sumner

Personally appeared before me, Barbara D. Phillips (notary public), Shane R. Langford Craig Lee Langford the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission Expires: 4-18-2011

Barbara D. Phillips, Notary Public



State of Tennessee

County of Sumner

Personally appeared before me, the undersigned Notary Public in and for said County and State, the with named **Craig Lee Langford** as Power of Attorney for **Franklin R. Edison** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the with instrument for the purposes therein, contained and who further acknowledged that **Craig Lee Langford** is the Power of Attorney of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and official seal at ~~Davidson~~ Sumner BOP County, Tennessee, this 7th day of May, 2007.

Barbara D. Phillips
Notary Public

My commission Expires: April 18, 2011



The foregoing instrument was acknowledged before me this 4th day of May, 2007, by Shawn Hopkins who personally appeared before me at the time of notarization, and who is personally known to me or who has produced Kansas Drivers License identification.

Ryan Williams
Notary Public
My Commission expires: 12-29-09

RYAN WILLIAMS
Notary Public - State of Kansas
My Appt. Exp. 12-20-09

Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543