This Instrument prepared by
and after recording return to:
Lassiter, Tidwell, Davis, Keller & Hogan, PLLC
150 Fourth Avenue North
One Nashville Place, Suite 1850
Nashville, Tennessee 37219

Davidson County DEEDWARR
Recvd: 12/03/07 11:49 3 pgs
Fees:18.00 Taxes:1698.30
20071203-0139747

WARRANTY DEED

Address of new owner as follows:	Send tax bills to:	Map-Parcel No.
David Berg **3210 Love Circle** **Nashville, Tennessee 37212**	**Same**	**104-06-0-147**

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Know all men by these presents that, **William ("Bill") D. Wiley and wife, Shirley M. Wiley** (hereinafter collectively called the "Grantors"), for and in consideration of the sum of Ten Dollars ($10.00) cash, in hand paid, and other good and valuable consideration paid to the Grantors, by **David Berg**, an unmarried person (hereinafter called the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY, unto the Grantee, that certain tract or parcel of real property situated in Davidson County, Tennessee, described below together with all and singular the rights, benefits, privileges, easements, tenements and appurtenances pertaining thereto, including any right, title and interest of the Grantors in and to adjacent streets, roads, alleys, improvements, buildings and fixtures located thereon (said land, together with such rights, benefits, privileges, tenements and appurtenances, and improvements, buildings and fixtures being hereinafter collectively called the "Property"):

Land in Davidson County, Tennessee, being the southerly portion of Lot No. 127 on the Plan of Bransford Realty Company's West End Heights, of record in Book 332, page(s) 124 and 125, Register's Office for said County.

Beginning on the northeasterly margin of Love Circle at the corner of Lot No. 126 & 127; thence with the line between said two lots, northwardly 99 feet; thence southeastwardly and parallel to the northeasterly margin of Love Circle, 145 feet, more or less, to the northerly line of Lot No. 128; thence with the line between Lots Nos. 127 & 128, westwardly 90 feet to the northeasterly margin of Love Circle, thence with same, northwesterly 55 feet to the beginning.

Being the same property conveyed to ROBIN L. WILEY, by deed from LEWIS FORREST CONNER and spouse, STEPHANIE B. CONNER, of record as Instrument No. 20010917-0100655, dated September 13, 2001, said Register's Office. Said Robin L. Wiley having since died intestate in Davidson County, Tennessee on April 9, 2006, Probate Number 06P648 and her sole surviving heirs at law being William ("Bill") D. Wiley and Shirley M. Wiley as evidenced by that certain Heirship Affidavit and Indemnity Agreement signed by William ("Bill") D. Wiley and recorded as Instrument No. 20071129-0138685 in the Register's Office of Davidson County, Tennessee and that certain Heirship Affidavit and Indemnity Agreement signed by Shirley M. Wiley and recorded as Instrument No. 20071129-0138684 in the Register's Office of Davidson County, Tennessee.

This is improved property commonly known as: **3210 Love Circle, Nashville, Tennessee 37212.**

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in anywise belonging, as aforesaid, unto the Grantee and his heirs, successors and assigns, forever, provided however this conveyance is expressly subject to the following matters: (i) Davidson County taxes for 2007, which are a lien not yet due and payable, (ii) Matters shown on the Plan of record as Book 332, page 125, said Register's Office.

The Grantors, for themselves and their heirs, successors and assigns covenant with the Grantee that the Grantors are lawfully seized of a good, absolute and indivisible estate in fee simple to the Property; that the Grantors have good right and lawful authority to sell and convey the Property; that the Grantors have committed no act to encumber the Property; and that the Grantee shall have quiet possession of the Property; and the Grantors do hereby bind themselves and their heirs, successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the Property unto the Grantee and his heirs, successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantors and any other person.

This conveyance is subject to all easements and restrictions of record, the lien for property taxes that are not delinquent, any matters shown on any applicable plat and all matters that would be revealed by an accurate survey of the Property.

IN WITNESS WHEREOF, this Warranty Deed is executed by the Grantors as of the 19 day of November, 2007.

Bill D. Wiley
William ("Bill") D. Wiley

Shirley M. Wiley
Shirley M. Wiley

STATE OF WASHINGTON)
)
COUNTY OF Kitsap)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **William ("Bill") D. Wiley**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19 day of November, 2007.

TERESA HAMILTON NOTARY PUBLIC STATE OF WASHINGTON Commission Expires FEBRUARY 23, 2008

Teresa Hamilton
Notary Public
My commission expires: 2-23-08

STATE OF WASHINGTON)
)
COUNTY OF Kitsap)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **Shirley M. Wiley**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19 day of November, 2007.

TERESA HAMILTON NOTARY PUBLIC STATE OF WASHINGTON Commission Expires FEBRUARY 23, 2008

Teresa Hamilton
Notary Public
My commission expires: 2-23-08

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value for this transfer of property, whichever is greater is $459,000.00.

Kimberly L. Hurst
Affiant

Sworn to and subscribed before me this
19 day of November, 2007.

Abigale L. Pierce
Notary Public
My Commission Expires: 9-25-2010

ABIGALE L. PIERCE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 25, 2010