Record & Return To: Realty Title & Escrow Co., Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

PREPARED BY (AND RETURN TO):

BILL GARRETT, Davidson County
Trans:T20110047432 DEEDWARR
Recvd: 08/03/11 14:11 2 pgs
Fees:13.00 Taxes:1627.63
20110803-0059792

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey — *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 50961
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Jeffrey D. Wilson Mary Beth Wilson 6104 Hillsboro Pike Nashville, Tennessee 37215	NEW OWNER

TAX MAP-PARCEL NUMBERS: 14415001600

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$439,900.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Daryl A. Hunt and Michelle C. Hunt, formerly known as Michelle C. Wooten as Co-Executors under the Last Will and Testament of Chloris Estelle Hunt**, hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer and convey unto **Jeffrey D. Wilson and spouse, Mary Beth Wilson,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of* Book 2331, pages 30 and 31, Register's Office for said County, to which Plan reference is made for a more complete description.

* Hillsboro Park

Being the same property conveyed to Richard M. Hunt and wife, Chloris E. Hunt by Warranty Deed from A.H. Caplinger and wife, Hortense S. Caplinger, dated August 13, 1979 and recorded on August 17, 1979, of record in Book 5483, page 831, Register's Office for Davidson County, Tennessee. The said Richard M. Hunt and Chloris E. Hunt have since died, with Chloris Estelle Hunt surviving Richard M. Hunt. The Last Will and Testament of Chloris Estelle Hunt of record in Docket No. 08P745 in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, appointed Daryl A. Hunt and Michelle C. Hunt as Co-Executors with full power and authority to sell, transfer and convey any property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2011, and subsequent years; The Plan, with Owner's Certificate, of record in Book 2331 Pages 30 and 31, said Register's Office, which Plan shows a 125 foot minimum building setback line from Hillsboro Pike, a 10 foot easement for public utility purposes along the rear line and a 2.5 by 20 foot utility anchor easement located on both front corners of said lot; Easement for sanitary sewers and/or storm drainage to the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 7853, page 185, said Register's Office.

This is improved property, known as: 6104 Hillsboro Pike, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of July, 2011.

Daryl A. Hunt, Executor

Michelle C. ~~Wooten~~ Hunt, Executor

State of Tennessee
County of Shelby

Before me, the undersigned, personally appeared **Daryl A. Hunt**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as **Executor under The Last Will and Testament of Chloris Estelle Hunt** and the execution of the foregoing instrument as such executor as authorized and directed by said Last Will and Testament.

Witness my hand and official seal on ~~July~~ July 21, 2011.

TERRY M. DUNN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

Notary Public

My Commission Expires: ~~February 22, 2012~~

State of Tennessee
County of Davidson

Before me, the undersigned, personally appeared **Michelle C. ~~Wooten~~** Hunt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as **Executor under The Last Will and Testament of Chloris Estelle Hunt** and the execution of the foregoing instrument as such executor as authorized and directed by said Last Will and Testament.

Witness my hand and official seal on **July** 29, **2011**.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: March 3, 2015

State of TENNESSEE
County of ~~DAVIDSON~~ WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $439,900.00

Affiant

Sworn and subscribed before me this the 28th day of July, 2011

Notary Public

KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Widow's Deed Wty—12/92

My Commission Expires: April 12, 2015