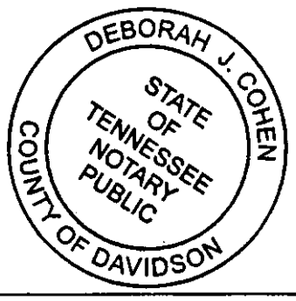
Box 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MAY, 2012. Notary Public MY COMMISSION EXPIRES: MAY 5, 2015. (AFFIX SEAL)



THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSHUA C. WILSON, ET UX	SAME	095-03-0-088.00
(NAME) 2302 INGLESIDE DRIVE	(NAME) 2607 LAKELAND DRIVE	
(ADDRESS) NASHVILLE, TN 37214	(ADDRESS) NASHVILLE, TN 37214	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **I, ANNA GAIL RIGSBY, EXECUTRIX OF THE ESTATE OF VIRGINIA NELL TEMPLETON,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOSHUA C. WILSON AND WIFE, CANDY F. WILSON,** 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. 141, on the Plan of Merry Oaks Section 1, of record in Plat Book 1835, pages 67 and 68, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Virginia N. Templeton by deed from Charles R. Brown and wife, Janet L. Brown, of record in Book 11315, page 659, dated January 27, 1999, Register's Office for Davidson County, Tennessee. The said Virginia N. Templeton a/k/a Virginia Nell Templeton having since died. The Last Will and Testament of Virginia Nell Templeton filed in the Seventh Circuit Court, Probate Division bearing Docket No. 11P-1558, specifically devised subject property to her probate estate, vesting Anna Gail Rigsby, Executrix, with the full power to sell.

This conveyance is subject to any and all easements, restrictions, and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

unimproved (
This is improved(X) property, known as 2302 INGLESIDE DRIVE, NASHVILLE, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20120031806 DEEDWARR
Recvd: 05/01/12 14:15 2 pgs
Fees:13.00 Taxes:251.60
20120501-0037231

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 1st day of May, 2012.

Anna Gail Rigsby (Executrix)

ANNA GAIL RIGSBY, EXECUTRIX OF THE ESTATE OF VIRGINIA NELL TEMPLETON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Anna Gail Rigsby, Executrix of the Estate of Virginia Nell Templeton**, the 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 and official seal at Brentwood, Tennessee this 1st day of May, 2012.

My commission expires: May 5, 2015

Deborah J. Cohen

Notary Public

