File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20120090726 DEEDWARR
Recvd: 11/28/12 14:45 2 pgs
Fees:13.00 Taxes:456.95
20121128-0109365

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 52014
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Edgar Adkins 4926 Rawlings Road Joelton, Tennessee 37080	SAME

TAX MAP-PARCEL NUMBERS: 02100004800

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$123,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Timothy Green and spouse, Susan Green**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Edgar Adkins, unmarried** 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 part of Tract 4, as shown on survey of the Division of George E. Anderson's Farm, not of record, described according to a survey made by Hickerson and Hickerson, Engineers, February 6, 1961, as follows:

Beginning in the center of Bernard Road now known as Rawlings Road, at a point 411 feet North 87 degrees Wes of the southwesterly corner of the property conveyed to W.T. Johns, by deed of record in Book 2539, page 275,k Register's Office for said County, and running thence with the center of said road, North 87 degrees West 100 feet to a point; thence North 3 degrees 30 minutes, East 430 feet to an iron pin; thence South 87 degrees East 100 feet to an iron pin; thence South 3 degrees 30 minutes West 430 feet to the point of beginning, containing 0.93 acres, more or less, exclusive of the area contained in said roadway.

Being the same property conveyed to Susan S. Green and Timothy S. Green, husband and wife by Warranty deed from Claudia Elaine Davis, a married woman, dated July 19, 2001 and recorded on July 25, 2001 of record in Doc. No. 20010725-0078709, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2012, and subsequent years. Title to that portion of the premises embraced within the bounds of Bernard Road, now known as Rawlings Road.

This is improved property, known as: 4926 Rawlings Road, Joelton, Tennessee 37080

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 21st day of November, 2012.

Timothy Green

Susan Green

State of TENNESSEE
County of DAVIDSON

On this 21st day of November, 2012 , before me the undersigned authority, personally appeared Timothy Green and Susan Green , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 9/8/2013

Notary

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $123,500.00

Affiant

Sworn and subscribed before me this the 21st day of November, 2012

My Commission Expires: 9/8/2013

Notary Public

GREGORY POLZIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.