STATE OF TENNESSEE }
COUNTY OF Cheatham }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 15 DAY OF April, 2013.

NOTARY PUBLIC

My Commission expires: 2/29/16

Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015
File: 13030018

Address of New Owner
Robert H. Wilds and Cheryl Wilds, husband and wife
6810 Old Hickory Boulevard
Whites Creek, TN 37189

Send Tax Bills To:
Same

Tax Information:
039-00-0-265
AND

Warranty Deed

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Michael David West,** hereinafter called the **Grantor**, has bargained and sold, and by these presents do transfer and convey unto **Robert H. Wilds and Cheryl Wilds, husband and wife,** hereinafter called the **Grantee(s)**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Tract No. 1:
Land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made June 3, 1986, by Diel-Land Surveys, as follows:

BEGINNING in the south right of way line of Old Hickory Boulevard, at a metal stake and old corner post; thence South 8 degrees 20 minutes West, 128.71 feet to a metal stake in old fence line; thence continuing with old fence line; South 4 degrees 23 minutes West 117.66 feet to a metal stake and a 8 inch oak, thence South 57 degrees 31 minutes 44 seconds West 343.79 feet to a metal stake and a 12 inch oak, thence South 74 degrees 49 minutes 28 seconds West 196.63 feet to a metal stake and a 4 inch oak, thence North 68 degrees 32 minutes 39 seconds West, 311.54 feet to a metal stake and a 2 inch dogwood; thence, North 49 degrees 32 minutes 28 seconds East 588.46 feet to a point in the south right of way line of Old Hickory Boulevard, thence with right of way South 87 degrees 31 minutes 41 seconds East, 350 feet to the point of beginning, containing 5.36 acres, more or less.

Being the same property conveyed to Michael David West by Deed from Lori Lynn Rushing (formerly known as Lori Lynn West) dated 02/12/08 and recorded on 02/26/08 in Instrument No. 20080226-0018761, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Michael D. West and wife, Lori L. West by Deed from Michael D. West dated 09/24/93 and recorded on 10/12/93 in Book 9112, Page 255, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Michael D. West, unmarried by Deed from Dieter Ernst and wife, Irene Ernst dated 06/13/86 and recorded on 07/07/86 in Book 6908, Page 985, Register's Office for Davidson County, Tennessee.

Tract No. 2:
Land in Davidson County, Tennessee, BEGINNING at a point in the south margin of Old Hickory Boulevard in the east line of the L.H. Jordan Property across the property and opposite the southeast corner of a tract of 1.8 acres owned by J.R. Henderson; thence along the margin of Old Hickory Boulevard in a southeasterly direction 1050 feet to a corner of a tract of 6.2 acres; thence along the westerly line of said tract, south 8 degrees 20' West 600 feet to a point; thence north 87 degrees 15' west 1018 feet to an 8 inch sugar maple; thence north 18 degree 30' east 180 feet to a point; thence north 4 degree 30' east along a fence and partly along L.H. Jordan's line, 525 feet to the point beginning, containing 14.9 acres more or less.

BILL GARRETT, Davidson County
Trans:T20130030882 DEEDWARR
Recvd: 04/16/13 09:26 2 pgs
Fees:13.00 Taxes:703.00
20130416-0037496

INCLUDED IN THE ABOVE DESCRIBED TRACT 2, BUT EXCLUDED from the land conveyed as Tract 2 is that property being conveyed above as Tract 1, a separate 5.36 acre tract of property originally described in Deed of Record at Book 6908, page 985, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael David West by Affidavit/Quitclaim Deed from Lori Lynn Rushing (formerly known as Lori Lynn West) dated 06/23/99 and recorded on 08/24/99 in Book 11631, Page 880, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Michael D. West, unmarried by Deed from Dieter Ernst and wife, Irene Ernst dated 06/13/86 and recorded on 07/14/86 in Book 6915, Page 767, Register's Office for Davidson County, Tennessee.

This is improved property generally located:
6810 Old Hickory Boulevard, Whites Creek, TN 37189

SUBJECT TO THE FOLLOWING:

1. 2013 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.

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. I do covenant with said Grantee(s) that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the 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.

IN WITNESS WHEREOF, **Michael David West** has caused this instrument to be executed, this the 15 day of April, 2013.

Michael David West

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Michael David West,** 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.

This the 15 day of April, 2013.

My commission Expires: 9/26/14

NOTARY PUBLIC

LEWIS BRONER MCCOY
NOTARY PUBLIC
STATE OF TENNESSEE
CHEATHAM COUNTY