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:T20130076998 DEEDWARR
Recvd: 09/05/13 12:47 2 pgs
Fees:13.00 Taxes:325.60
20130905-0093845

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 52878
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mark Hayes 700 51st Ave. North Nashville, TN 37209	New Owner

TAX MAP-PARCEL NUMBERS: 09111013200

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$88,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Pamela June Goedel, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Mark Hayes 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. 1226 and Lot No. 1228 of Block No. 177 on the Map of Extension of Plan No. 1, West Nashville, of record in Book 57, Page 173, Register's Office for Davidson County, Tennessee.

Said Lot Nos. 1226 and 1228 front 25 feet each on the southerly side of Illinois Avenue and runs back between parallel line 150 feet to an alley.

Being the same property conveyed to Pamela June Goedel by Special Warranty deed from Conti Mortgage Corporation by Fairbanks Capital Corp., as Attorney in Fact under a Power of Attorney, dated September 21, 2000, recorded September 27, 2000 in Instrument No. 20000927-0095764 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 2013, and subsequent years; All Matters shown on The Plan, with Owner's Certificate, of record in Plat Book 57 Page 173, said Register's Office, to which reference is hereby made for a more complete description.

This is improved property, known as: 5313 Illinois Avenue, Nashville, Tennessee 37209

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 4th day of September, 2013.

Pamela June Goedel

Pamela June Goedel

State of TENNESSEE
County of DAVIDSON

On this 4th day of September, 2013 , before me the undersigned authority, personally appeared Pamela June Goedel , 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.

Notary

My Commission Expires: _____

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

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 $88,000.00

Affiant

Sworn and subscribed before me this the 4th day of September, 2013

Notary Public

My Commission Expires: _____

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017