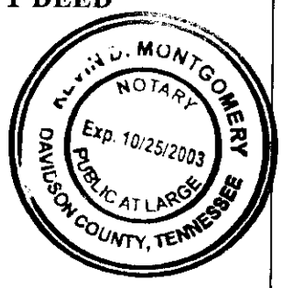
WARRANTY DEED



Davidson County DEEDWARR
Recvd: 06/09/03 09:35 2pgs
Fees:13.00 Taxes:1272.80



20030609-0078934

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $344,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JUNE, 2003.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Law Office of Robert L. Scruggs, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory Miller Ratliff	**Same**	**Map103-9**
(NAME) **845 Kendall Drive**	(NAME)	**Parcel 59**
(ADDRESS) **Nashville, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Bettye Edelson Goldstein, unmarried,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Gregory Miller Ratliff and wife, Benning G. Ratliff,** 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. 68 on the Plan of Hillwood Estates, Section 6, as of record in Book 2133, page 96, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Said Lot No. 68 fronts 175 feet on the northerly side of Kendall Drive and extends back 475 feet on the westerly line and 464.3 feet on the easterly line to a dead line, measuring 116.1 feet thereon.

Being the same property conveyed to Bettye Edelson Goldstein by deed from Earl E. Parks and wife, Rosena T. Parks, of record in Book 4236, page 294, Register's Office for Davidson County, Tennessee. Bettye Edelson Goldstein and Bettye Goldstein are one and the same.
Steve Condurelis, III is signing on behalf of Bettye Edelson Goldstein pursuant of the Power of Attorney, of record as Instrument No. 20030609-0078933, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions easements; and all other matters of record in the Register's Office for Davidson County, Tennessee: (a) 2003 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 2133 page 96, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 845 Kendall Drive, Nashville, TN 37209

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 the 5th day of June, 2003.

Bettye Edelson Goldstein
By: Steve Condurelis, III, as Attorney in Fact

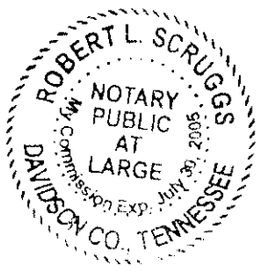
STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On the 5th day of June, 2003, before me personally appeared Steve Condurelis III, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Bettye Edelson Goldstein and acknowledged that he executed the same as the free act and deed of Betty Edelson Goldstein.

Witness my hand and seal this the 5th day of June, 2003.

Commission expires:



Robert L. Scruggs, Notary Public