B04 64

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/14/04 08:12 3pgs
Fees:18.00 Taxes:333.00

20040414-0041602

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$90,000.00.**

Affiant

Subscribed and sworn to before me this 8th day of April, 2004

Notary Public
My Commission expires 2006

ANDREW H. MALONEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Gaw Land Partnership	SAME	083-11-0-054.00
9227 Old Smyrna Road		
Brentwood, TN 37027		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Betty Street**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Gaw Land Partnership**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lots Nos. 31 and 32 on the plan of Rolling Acres, of record in Book 1130, page 34, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

SAID Lots Nos. 31 and 32 front together 130 feet on the southerly side of Sky View Drive, and run back 177.9 feet on the easterly line and 177.8 feet on the westerly line, to a rear line on which they together measure 200 feet.

Being the same property conveyed to Betty Street, by Executor's Quitclaim Deed from John R. Lyle, Executor of the Estate of Robert D. Goodlett, deceased, on August 3, 2001, of record in Instrument Number 20010803-0083049, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 1130, page 34, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 1140, page 182; and Book 1181, page 401, Register's Office for Davidson County, Tennessee.

This is improved property known as: **606 Skyview Drive, Nashville, TN 37206**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this April 8, 2004.

Betty Street

BY: Kenneth E Street Attorney in fact
Kenneth Edward Street, Attorney-in-fact

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee and Davidson County, appeared Kenneth Edward Street, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for Betty Joyce Street the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Betty Joyce Street, the bargainor(s), by the said Kenneth Edward Street, as Attorney-in-Fact.

WITNESS my hand and seal, this 17 day of April, 2006.

NOTARY PUBLIC

My Commission Expires: 8/20/06

ANDREW H. MALONEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Irrevocable Durable Power of Attorney

I, Betty Joyce Street, of Nashville, Davidson County, Tennessee, hereby nominate and appoint Kenneth Edward Street, also of Nashville, Davidson County, Tennessee, my true and lawful attorney-in-fact, with authority to receive, deposit, and disburse all income received by me from any source, particularly those payments made to me on a monthly basis for live-in healthcare services rendered by me. I agree to turn over all such income payments to my attorney-in-fact promptly after their receipt.

From such funds, my attorney-in-fact shall make the following disbursements:

First, the monthly payments of principal, interest, and escrow for taxes and insurance on a mortgage loan secured by a deed of trust on property generally described as Lot No. 41 on the Plan of Hillhurst Acres, Section 3, of record in Book 2331, page 86, Registrar's Office for Davidson County, Tennessee.

Then, my customary living expenses from the balance remaining in his hands after the said mortgage payment each month; and

Finally, the balance if any for such items of expense as I may direct.

In consideration of the fact that Kenneth Edward Street, Deborah Street Caldwell, and Pamela Joyce Street have agreed to join in executing a deed of trust to secure a new and larger mortgage loan on the property described above, the proceeds of which are to be used to pay certain debts and obligations of mine, I hereby agree that this Durable Power of Attorney shall be irrevocable until the mortgage debt has been paid in full and the realty described above is free and clear of any liens or encumbrances of any nature

Under TCA Section 34-6-102, this power of attorney shall not be affected by my subsequent disability or incapacity.

In witness whereof, I have executed this instrument on this 4th day of June, 1997.

Betty J Street

Betty Joyce Street