This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 7095

ADDRESS NEW OWNER:
Gregg H. Eatherly
1424 Quail Run
Nashville, Tennessee 37214

SEND TAX BILL TO:
Owner

MORTGAGEE:
Liberty State Bank
1035 West Main Street
Lebanon, TN 37087

Davidson County DEEDWARR
Recvd: 11/04/04 15:37 2pgs
Fees:13.00 Taxes:273.06
20041104-0133356

MAP **108**
GROUP
PARCEL **53.00 p/o**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Robert L. Goss, Jr.** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Gregg H. Eatherly and wife, Susan L. Eatherly**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

> Being land in the Fourteenth Councilmatic District of Davidson County, Tennessee, and more particularly described as follows:
>
> Beginning at an iron pin (old) at the southeast corner of the Robert Goss property (DB 6751 PG 694), thence severing a tract from the Goss property, with the north margin of Elm Hill Pike on an arc with a delta of 10 degrees 38 minutes 5 seconds, a radius of 2864.90 feet, an arc length of 531.76 feet and a chord of South 85 degrees 36 minutes 55 seconds West 530.99 feet to a concrete monument (old).
>
> Thence cutting the Goss tract with a new line for the next two calls: North 3 degrees 55 minutes 38 seconds East 119.40 feet to an iron pin (old); North 84 degrees 41 minutes 12 seconds East 543.88 feet to a fence post.
>
> Thence with the west line of James Golden (Document #200104200039359) South 8 degrees 56 minutes 38 seconds 130.47 feet to the point of beginning and containing 1.61 acres, more or less, according to an unrecorded survey by J. Franklin and Associates, PLLC.
>
> Being a part of the same property conveyed to Robert L. Goss, Jr. by deed from Robert L. Goss, Sr., and wife, Anne S. Goss, retaining a life estate, dated December 31, 1985, of record in Book 6751, page 694, Register's Office for Davidson County, Tennessee. Robert L. Goss, Sr., and wife, Anne S. Goss are deceased, extinguishing their life estate. Gerre Goss White joins in the execution of this document to extinguish her first right of refusal, as conveyed in the above referenced deed.

This is unimproved property known as Elm Hill Pike, Nashville, Tennessee 37214. Possession is to be given on date of deed.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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, his heirs and assigns, forever; and,

GRANTOR does covenants with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 29th day of September November, 2004.

Robert L. Goss, Jr.

Gerre Goss White

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Robert L. Goss, Jr.**, the bargainors, 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.

WITNESS my hand and official seal at office this 2 day of November, 2004.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11-27-06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Gerre Goss White**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and, who acknowledged thats he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 29th day of September, 2004.

NOTARY PUBLIC

MIKE DIXON NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires NOV. 24, 2007

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $73,800.00.

AFFIANT

Subscribed and sworn to before me on this 2nd day of November 2004.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11-27-06