State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $~~192,500.00~~. $ 27,000.00

Subscribed and sworn to before me, this 29th day of June, 2005.

JESSICA TALBOTT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires:

My Commission Expires MAY 24 2008

Affiant

Notary Public

File No. N13976

Davidson County DEEDWARR
Recvd: 07/08/05 10:28 3 pgs
Fees:18.00 Taxes:99.90

20050708-0079094

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
First National Financial Title Svs., Inc.
25 Century Boulevard
Suite 203
Nashville, TN 37214

ADDRESS OF NEW OWNER:		SEND TAX BILLS TO:	
NAME: Brenda Beene		NAME: Brenda Beene	
STREET ADDRESS: 2144 Quail Ridge Drive		STREET ADDRESS: 2144 Quail Ridge Drive	
CITY: Nashville	STATE: Tennessee	CITY: Nashville	STATE: Tennessee
ZIP CODE: 37207		ZIP CODE: 37207	
MAP & PARCEL NO.: 032-09-0-139.00			

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, The Developers

Hereinafter called Grantor has, bargained and sold, and by these presents do hereby transfer and convey unto Brenda Beene, married

Hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 86, on the Plan of Quail Ridge, Section 3, as shown by plat of record in Plat Book 7900, Page 160, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING a portion of the same property conveyed to The Developers by Quit Claim Deed from R.L. Eatherly, Trustee, dated 07/30/85, recorded 08/13/85, in Book 6628, Page 853, Davidson County, Tennessee.

This is improved property known as **2144 Quail Ridge Drive, Nashville, TN 37207.**

To have and to hold the said tract or parcel of land, with all the appurtenance, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and I do covenant with the said Grantee that I am lawfully seized 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; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 29th day of June, 2005.

The Developers

Robert L. Eatherly
By: Robert L. Eatherly
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert L. Eatherly, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

The Developers

Steve B. Eatherly
By: Steve B. Eatherly
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Steve B. Eatherly, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

The Developers

Robert M. Eatherly
By: Robert M. Eatherly
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert M. Eatherly, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

The Developers

Albert L Powell

By: Albert L. Powell
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Albert L. Powell, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

The Developers

Barbara L. Eatherly

By: Barbara L. Eatherly
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Barbara L. Eatherly, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

The Developers

Beth E. Ambrose F/K/A Beth Eatherly

By: Beth E. Ambrose F/K/A
Its: owner/member

STATE OF Tennessee{PRIVATE }
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Beth E. Ambrose F/k/A Beth Eatherly, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the owner/member of The Developers, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the 29th day of June, 2005.

My Commission Expires:

Sanya K. Arbogast
Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 21, 2009

WARRANTY DEED
