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WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/13/05 09:44 2 pg
Fees:13.00 Taxes:999.00

20050713-0081007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 270,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF July 2005

Notary Public

My Commission Expires: 9/22/07

DANIEL L. WISCHHOF NOTARY PUBLIC STATE OF TENNESSEE AFFIX SEAL

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 101, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Mark West (NAME)	Synovus Mortgage Corp. (NAME)	MAP 9
7897 Ridgewood Road (ADDRESS)	800 Shades Creek Prkwy. Ste. 350 (ADDRESS)	PARCEL 52
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Birmingham, AL 35209 (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, Judith G. Harris and Evelina L. Goeke as Trustees of the Rose Spendthrift Trust dated September 25, 2002

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Mark West and wife, Rhonda M. West

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:

A 10 Acre Tract of Land in the 14th Civil District of Davidson County, Tennessee, Located on the South side of Cotton Patch Road, about 1 1/4 miles East of Sycamore Creek, being part of the T. J. Wilkinson Estate and more particularly described as follows: Beginning at a point in the center of Cotton Patch Road 400 feet East of the Northeast corner of a 10 acre tract belonging to Mrs. E. R. Ashworth and son, Aubrey R. Ashworth, said point also being 815 feet more or less East of a point where a gas pipe line crosses Cotton Patch Road; thence South 81 deg. 02' East with the centerline of Cotton Patch Road, 400 feet to a point; thence South 3 deg. West 1090 feet to a point; said point being an 8 inch Hickory pointer; thence North 81 deg. 02' West 400 feet to a point; same being an 8 inch white oak; thence North 3 deg. East 1090 feet to the center of Cotton Patch Road, the beginning, containing 10 acres, more or less.

Being part of the same property conveyed to Evelina L. Goeke, Trustee of the Rose Spendthrift Trust by Quitclaim Deed from Glenn A. Harris, Agent Trustee for Rego Trust, dated November 15, 2002, of record by Instrument No. 20021202-0148148 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2005, and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 7897 Ridgewood Road, Goodlettsville, TN 37072
(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 our hand s this 8th day of July, 2005

Evelina L. Goeke, Trustee

Evelina L. Goeke, Trustee and Individually

Judith G. Harris, Trustee

Judith G. Harris, Trustee and Individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Judith G. Harris and Evelina L. Goeke, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged themselves as Trustee's of The Rose Spendthrift Trust dated September 25, 2002, and in their capacity as Trustee's, and Judith G. Harris, Individually and Evelina L. Goeke, Individually, who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 8th day of July, 2005.

Doris Coley

Notary Public

My Commission Expires: 10/26/05

