BOOK

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/03/05 09:40 2 pgs
Fees:13.00 Taxes:407.00

20050803-0090794

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00.

John M. Gossett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, ON THIS, THE 26th DAY OF JULY, 2005.

Notary Public

MY COMMISSION EXPIRES:_____

(AFFIX SEAL)

J. WAYNE THOMASON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 24, 2005

THIS INSTRUMENT WAS PREPARED BY

Real Estate Loan Services (NAME) 1100 Kermit Drive, Suite 204 Nashville, TN 37217 (ADDRESS)

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Gossett and Ramona O. Gossett (NAME)	Same. (NAME)	95-03-57.00
2504 Meadowwood Drive (STREET ADDRESS/ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214 (CITY/STATE/ZIP)	(CITY/STATE/ZIP)	

FOR AND IN 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, I,

Ruth S. Hasting, a single person, John Hasting, married, and Barbara Mitchell, married

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **John M. Gossett and wife, Ramona O. Gossett**

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 #116, on the Map of Merry Oaks Subdivision not of record, described as follows:

Beginning at a point in the Northerly margin of Sweetwood Road, the common corner of Lots 115 and 116, thence with the line between said lots, Northerly 176.3 feet to a point in the South line of Lot 6; thence with the South line of Lots 6 and 7, Easterly 93 feet to the common Northerly corner of lots 116 and 117, thence with the line between said lots, Southerly 185.1 feet to the Northerly margin of Sweetwood Road; thence with the margin of said road, Westerly, passing a concrete monument at 94 feet, in all 99 feet, to the beginning.

Being the same property conveyed to Ruth S. Hasting, a single person, John Hasting, married and Barbara Mitchell, married, by deed from Louise Gatlin Hobbs, a single person, dated November 2, 1994, recorded November 4, 1994, of record in Book 9511, page 940, Register's Office for Davidson County, Tennessee.

This is unimproved ( )
improved (X) property, known as 2306 Sweetwood Road Nashville TN 37214
(House Number/Street) (City/Town) (State) (Postal Code)

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.

THE SPOUSE OF JOHN HASTING AND THE SPOUSE OF BARBARA MITCHELL JOIN IN THIS CONVEYANCE, TRANSFERRING WHATEVER MARTIAL OR OTHER INTEREST THEY HAVE IN THE SUBJECT REAL PROPERTY TO THE GRANTEES.

R.S.H.

Witness my hand this 30th day of July, 2005.

Ruth S. Hasting by AIF - Rebecca Lynn Hastings
RUTH S. HASTING,
by her Attorney-in-Fact, REBECCA LYNN HASTINGS

John Hasting Kathryn E. Hasting
JOHN HASTING

B. Mitchell Tim Mitchell
BARBARA MITCHELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 29th day of July, 2005, before me personally appeared REBECCA LYNN HASTINGS, 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 RUTH S. HASTINGS, as Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of RUTH S. HASTINGS (the principal), for the purposes therein contained.

Witness my hand and seal of office, at office, this 29th day of July, 2005.

J. WAYNE THOMAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: _____ NOTARY PUBLIC

My Commission Expires SEPT. 24, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within-named JOHN HASTING and Kathryn E. Hasting, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, on oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal of office this 30th day of July, 2005.

J. WAYNE THOMAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: _____ NOTARY PUBLIC

My Commission Expires SEPT. 24, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within-named BARBARA MITCHELL and Timothy C. Mitchell, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, on oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal of office this 30th day of July, 2005.

J. WAYNE THOMAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: _____ NOTARY PUBLIC

My Commission Expires SEPT. 24, 2005

Power of Attorney recorded contemporaneously herewith
Inst.# _____, Register's Office for
Davidson County, TN.