20B

WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 24, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF October 2005

Notary Public

MY COMMISSION EXPIRES: 11/24/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claude A. Byrum	SAME	MAP 094-05
(NAME)	(NAME)	
5527 Dividing Ridge Road		PARCEL 004.00
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072		
(CITY) (STATE) (ZIP)	(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, Jere Edgar Patterson and Agnatious Patterson, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Claude A. Byrum and wife, Lisa E. Byrum

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 No. Thirty seven (37) in Haynie's Central Park Plan, as recorded in Book 161, Page 116, Register's Office for Davidson County, Tennessee.

SAID Lot No. 37 fronts sixty-seven (67) feet on the northerly side of Greenwood Street and extends back northerly along the east line of Lot No. 36 in said plan, one hundred and fifty (150) feet to an alley; thence along said alley easterly thirty nine (39) feet to the West margin of 12th Street; thence along the west line of said 12th Street in a southerly direction to the northerly margin of Greenwood Street; thence westerly, with Greenwood Street, sixty seven (67) feet to the point of beginning.

Being the same property conveyed to Dorothy Alyce Patterson Gray (Deceased as of February 28, 2005), James William Patterson (Deceased), Jere Edgar Patterson and Agnatious Patterson, Jr. by Quitclaim Deed dated February 10, 1982, from Agnatious Patterson, Jr., Executor of the Estate of Mary H. Patterson, deceased, of record in Book 5853, Page 668, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2006, and subsequent years, easements and restrictive covenants of record.

CONTINUED

unimproved ( )
This is improved (X) property, known as 1123 Glenview Drive, Nashville, TN 37206
(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 20th day of October, 2005.

Jere Edgar Patterson
By: B. Gayle Patterson

B. Gayle Patterson, Attorney-in-fact

Agnatious Patterson, Jr.

Jere Edgar Patterson
By: Terry J. Patterson

Terry J. Patterson, Attorney-in-fact

Davidson County DEEDWARR
Recvd: 10/26/05 15:08 2 pgs
Fees:13.00 Taxes:151.70

20051026-0129510

LEGAL DESCRIPTION CONTINUATION:

B. Gayle Patterson and Terry J. Patterson executes this instrument as Attorney-in-Fact on behalf of Jere E. Patterson, pursuant to the Durable Power of Attorney of record by Instrument No. 20050919-0112094 in the Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 20th day of October, 2005, before me, the undersigned, a Notary Public in and for said County and State, personally appeared B. Gayle Patterson and Terry J. Patterson, to me known to be the person who executed the foregoing instrument on behalf of Jere Edgar Patterson as his Attorney-In-Fact, and acknowledged that they as his Attorney-In-Fact executed the same as the free act and deed of the said Jere E. Patterson.

Witness my hand and seal at Goodlettsville, Tennessee, this the 20th day of October, 2005.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires NOV 24, 2007
11/24/07

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 Agnatious Patterson, Jr., the bargainor, 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 Goodlettsville, Tennessee, this the 20th day of October, 2005.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 24, 2007

Notary Public

My Commission Expires: 11/24/07