Davidson County DEEDWARR
Recvd: 10/10/06 12:11 2 pgs
Fees:13.00 Taxes:610.50
20061010-0125921

RECORD AND RETURN TO:
Heritage Title Services, LLC
8115 Isabella Lane, Ste. 5
Brentwood, TN 37027

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,000.00.

AFFIANT

BRYANT L. GRANTHAM NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS September 7, 2006.

NOTARY PUBLIC

My commission expires: Sept 20, 2009

THIS INSTRUMENT PREPARED BY:
Heritage Title Services, LLC, 8115 Isabella Lane Suite 5, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eulas Dale Beddingfield, a single man 5459 Buena Vista Whites Creek, TN 37189	New Owner	049-00-0-290.00

FOR AND IN CONSIDERATION of the sum of **One Hundred Sixty Five Thousand dollars and zero cents ($165,000.00)**, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **Thurston Goosby Jr. and wife, Rosie Lee Goosby (Deceased July 16, 2005),** hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto **Eulas Dale Beddingfield, a single woman,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in **Davidson County, TN**, and being further described as follows, to-wit:

District of Davidson County, Tennessee, known as Lot 4 on the Map of W.H. Thompson's unrecorded subdivision at Whites Creek and also knwn as Lot 1 on the resubdivision of W. H. Thompson's Subdivision, as of record in Plat Book 4350, page 160, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Buena Vista Pike, said point being 270 feet more or less, from the beginning of a curve to the left, said curve marking the intersection of Lloyd Road and Buena Vista Pike; thence leaving said margin south 88 degrees 0' west 225 feet to an iron stake; thence south 4 degrees 42' west 100 feet to an iron stake; thence is a generally easterly direction 225 feet to an iron stake in the westerly margin of Buena Vista Pike; thence with said margin 100 feet to the point of beginning.

T.G.J By Steven Goosby
Attorney-in-Fact

Being the property commonly known as 5459 Buena Vista, Whites Creek, TN 37189.

Parcel ID # 049-00-0-290.00

Being the same property conveyed to Thurston Goosby, Jr. and wife, Rosie Lee Goosby, by Deed from Erna M. Freudeman, dated 11-23-73, of record in Book 4768, Page 344, in the Register's Office for Davidson County, Tennessee.

The undersigned covenant with the said Grantees that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2006 property taxes which taxes are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this September 7th, 2006.

Thurston Goosby Jr. By Steven Goosby Attorney in Fact

Thurston Goosby Jr. by Steven Goosby
Attorney-in-Fact

STATE OF TN
COUNTY OF Williamson

On this the 7th day of October, 2005, before me, appeared **Thurston Goosby Jr. by Steven Goosby Attorney-in-Fact**, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that she is the lawful attorney-in-fact for Martin J. McIntyre, and that said instrument was signed in behalf of the said Nairobis A. McIntyre by herself as attorney-in-fact.

Witness my hand at office this the day and year above written.

Notary Public

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My commission expires: Sept 20, 2008

Prepared By:

Stacey Harding
Heritage Title Services, LLC
8115 Isabella Lane, Ste. 5
Brentwood, TN 37027