THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 27933T

MAP/GROUP/PARCEL: 072-13-0/306.00

NEW OWNER'S NAME AND ADDRESS:
SHELIA BEECH
822 DOUGLAS AVENUE
NASHVILLE, TN 37200

SEND TAX BILLS TO:
OWNER

Davidson County DEEDWARR
Recvd: 05/03/07 10:42 2 pgs
Fees:13.00 Taxes:314.13
20070503-0052989

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, **MACK ROBERT RHEA and PAULA A. RHEA, HUSBAND AND WIFE**, hereinafter called Grantors, does hereby transfer and convey unto, **SHELIA BEECH, A SINGLE WOMAN**, her heirs and assigns, hereinafter called Grantee, property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 9, BLOCK A, REVISED PLAT OF L.M. EZELL'S 2.11 ACRE TRACT OF TALBOT LAND, AS SHOWN ON PLAT OF RECORD IN BOOOK 1130, PAGE 5, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

THERE IS INCLUDED IN THE ABOVE DESCRIBED LOT BUT EXPRESSLEY EXCLUDED FROM THIS CONVEYANCE, THE FOLLOWING PARCEL OF LAND.

RIGHT-OF-WAY: BEGINNING AT A POINT ON THE NORTH BOUNDARY OF PARCEL 306 OF MAP 72-13 AND AT APPROXIMATE STATION 62+70 OF PROJECT 86-R-5 DOUGLAS AVENUE: THENCE WITH THE RIGHT-OF-WAY OF DOUGLAS AVENUE S 84° 19'35" E 50.00 FEET TO THE EAST PROPERTY LINE; THENCE WITH SAID LINE S 05° 40'31" W 0.80 FEET TO A POINT; THENCE N 84° 40'45" W 50.00 FEET TO THE WEST PROPERTY LINE; THENCE WITH SAID LINE N 05° 40'22" E 1.10 FEET TO THE POINT OF BEGINNING. CONTAINING 41.222 SQUARE FEET.

The subject property is improved property known as 822 DOUGLAS AVENUE, NASHVILLE, TN 37203.

BEING the same property conveyed to Grantor herein by deed of record in Instrument Number 20031229-0183186, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenants with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it,

and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

MACK ROBERT RHEA

PAULA A. RHEA

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, **MACK ROBERT RHEA and PAULA A. RHEA, HUSBAND AND WIFE**, with whom I am personally acquainted, and who acknowledged that he/she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee on this the 25th day of April, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-27-08

DAVID KIMBROUGH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $84,900.00.

AFFIANT

Sworn to and subscribed before me, this the 25th day of April, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES:
9-19-09

MEMORIE K. WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Expires September 19, 2009