NEW OWNER:
WENDELL ETHRIDGE AS TRUSTEE OF THE AGREEMENT DATED MAY 30, 2008
705 Bay Court

Old Hickory, TN. 37138

SEND TAX BILLS TO:
NEW OWNER

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 08-0540

Map 065
Group 13-0
Parcel 065.00

Space for Recorder's stamp

Davidson County DEEDWARR
Recvd: 06/04/08 13:43 3 pgs
Fees:18.00 Taxes:1424.50
20080604-0057248

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Three Hundred Eighty-Five Thousand and 00/100 Dollars ($385,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **DAVID B. FOUTCH, EXECUTOR OF THE ESTATE OF BASCOM COOKSEY, JR.** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **WENDELL ETHRIDGE AS TRUSTEE OF THE TRUST AGREEMENT DATED MAY 30, 2008**, ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in the **4th** Civil District of **Davidson** County, Tennessee, bound and described as follows, to-wit:

Beginning at an iron pin on the northerly right-of-way of Lebanon Road, said point being 141.0 feet east of the easterly right-of-way of Big Horn Drive; thence leaving Lebanon Road, north 12° 27' west, 245.97 feet to a concrete monument, said point being the southeast corner of Sherwood Forest Subdivision, Section One, Book 4175, page 153, Register's Office for Davidson County, Tennessee; thence with said subdivision, north 12° 25' west, 54.03 feet to an iron pin; thence with subdivision, north 72° 07' east., 277.00 feet to an iron pin; thence leaving said subdivision, north 72° 07' east, 277.00 feet to an iron pin; thence with the line between subject tract and property of Agnes George, south 3° 21' east, 310.00 feet to an iron pin on the northerly right of way of Lebanon Road; thence with same, south 72° 26' west, 227.67 feet to the point of beginning and containing 1.73 acres.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED THEREFROM is a tract of land conveyed to the State of

Tennessee for purposes of a roadway, by deed dated January 27, 1995 and of record in Book 9589, Page 217, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Bascom S. Cooksey, Jr. by deed from Horace J. Waldrop ad wife, Christine J. Waldrop, dated June 21, 1975, and of record in Book 4926, page 498, Register's Office for Davidson County, Tennessee. Bascom Cooksey, Jr. died testate on March 10, 2007, and according to the terms of his will, being of record in Will Book 9, page 16, Probate Court of Wilson County, Tennessee, his personal representative has the authority to convey the property.

This description is the same as in the prior deed.

THIS IS ___ IMPROVED PROPERTY which has the address of **4815 LEBANON PIKE, OLD HICKORY, TN 37138**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his successors and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 4715, Page 87, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 30th day of May, 2008.

DAVID B. FOUTCH, EXECUTOR FOR THE ESTATE OF BASCOM COOKSEY, JR.

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **DAVID B. FOUTCH, EXECUTOR FOR THE ESTATE OF BASCOM COOKSEY, JR.**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that it executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 30th day of May, 2008.

NOTARY PUBLIC

My commission expires: 10/16/11

GREGORY S. GILL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

****

The actual consideration or value, whichever is greater, for this transfer is **$385,000.00 .**

AFFIANT

Sworn to and subscribed to before me this 30th day of May, 2008.

NOTARY PUBLIC

My commission expires: 10/16/11

GREGORY S. GILL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON