RETURN TO / PREPARED BY:
First Title and Escrow Company, Inc.
2000 Richard Jones Rd., Ste. 110
Nashville, TN 37215
FTEC File # 30753
(Davidson County File Box 9-B)

BILL GARRETT, Davidson County
Trans:T20120054842 DEEDWARR
Recvd: 07/26/12 09:40 2 pgs
Fees:13.00 Taxes:2530.80
20120726-0065676

PREPARED BY:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this 24th day of July, 2012 by and between **Rigid Development, Inc.**, hereinafter referred to as GRANTOR, and **Perry B. Gooch and wife, Karen Gooch**, hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Being the easterly one-half of Lot No. 64 on the plan of Belmont Land Company's subdivision called "Belmont Heights", of record in Book 421, page 34, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description. Said part of said lot fronts 50 feet on the southerly side of Linden Avenue, and runs back between parallel lines to an alley in the rear on which it measures 50 feet.

This conveyance is subject to the following:

1) Covenants, conditions and restrictions as set forth in instrument recorded in Book 318, page 52 Register's Office for Davidson County, Tennessee.

2) Subject to all matters as shown the Plan of record in Book 421, page 34, Register's office for Davidson County, Tennessee.

Being the same property conveyed to Rigid Development Inc. by Warranty Deed from William H. Smallman dated October 7, 2011 and recorded October 13, 2011 of record in Instrument No. 20111013-0079782, Register's Office for Davidson County, Tennessee. Previously being the same property conveyed to William H. Smallman by Warranty Deed from Clifton E. McPherson and wife, Patricia S. McPherson dated September 30, 2011 and recorded October 5, 2011 in Instrument No. 20111005-0077252 Registers Office for Davidson County, Tennessee. Previously being the same property conveyed to Clifton E. McPherson and wife, Patricia S. McPherson by Special Warranty Deed from Ford Consumer Finance Company, Inc. dated September 10, 1993 and recorded September 24, 1993 of record in Book 9090, page 403 Register's Office for Davidson County, Tennessee.

This is [X]improved [ ]unimproved property known as: 1209 Linden Avenue, Nashville, TN 37212

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Rigid Development, Inc.

By: _____
Brent Craig, President

CORPORATE
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Leah A. Turner, a Notary Public of said State and County aforesaid, personally appeared **Brent Craig** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be **President** of **Rigid Development, Inc.**, the within named bargainor, a corporation, and that he/she as such **President**, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as **President**.

Witness my hand and seal, at office in Franklin TN, this the 24th day of July, 2012.

_____
Notary Public
My Commission Expires: My Commission Expires October 28, 2012

LEAH A. TURNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Name and Address of Property Owner:
Perry Gooch and Karen Gooch
1209 Linden Avenue,
Nashville, TN 37212

Send Tax Statements to:

Farmington Financial Group, LLC
2002 Richard Jones Rd. #300A
Nashville, TN 37215

Map & Parcel 105.13-0-092.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $ 684,000.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me, a Notary Public, this 24th day of July, 2012.

_____
Notary Public

My Commission Expires: 2/19/2013

BETH M. BROCK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires FEB 19, 2013

RETURN TO:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067
12-1-214

ORT Form 3956 (Rev. 1/22/07)