PREPARED BY: HAYNES, SMITH & LENAHAN
142 No. Main Street
Goodlettsville, TN 37072

BOOK 4847 PAGE 221

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. Peggy J. Goguen (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	GO-3930
403 Moss Trail Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue, North (STREET ADDRESS)	
Goodlettsville, TN. (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ----------

----------$10.00---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, and as further and additional consideration, the Grantee herein assumes and agrees to pay the present unpaid balance of a certain indebtedness due and payable to Fidelity Federal Savings & Loan Association, being Loan No. 41469-5, secured by a Deed of Trust of record in Book 4217, Page 51, Register's Office for Davidson County, Tennessee; the present balance being $17,876.87 payable in monthly installments of $151.00 per month, with the next installment being due on September 1, 1974.

We, Alfred R. Goguen and wife, Peggy J. Goguen, Peggy J. Goguen,
have this day bargained and sold, and do hereby transfer and convey unto the said
her heirs and representatives,

XXXXXXXXXXXXXXXXXX

certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 64 on the Plat of Goodlettsville Subdivision, Section II, as of record in Book 1424, Page 121, Register's Office for Davidson County, Tennessee.

Said Lot No. 64 fronts 115 feet on the south side of Moss Trail and runs back between parallel lines 350 feet to a dead line which measures 115 feet thereon.

Being the same property conveyed to Alfred R. Goguen and wife, Peggy J. Goguen by deed from Edgar Leon Collins and wife, Vicki Collins, dated May 17, 1974, filed for record June 5, 1974, in Book 4822, Page 16, Register's Office for said County.

We hereby convey all of our right, title and interest in and to any escrow account and to any hazard insurance now in effect.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $

Subscribed and sworn to before me, this the 3 day of August, 19 74

Affiant Peggy J. Goguen

My commission expires: 3 12 75 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 403 (House Number) Moss Trail (Street) Goodlettsville, Tenn. (P. O. Address: City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Peggy J. Goguen, her *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* Myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Peggy J. Goguen, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 3rd *day of* August, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Alfred R. Goguen

Peggy J. Goguen

Legibility of Writing in This Document Unsatisfactory When Received.

BOOK 1847 PAGE 222

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* Alfred R. Goguen and wife, Peggy J. Goguen,

*the within named bargainor*S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Goodlettsville *Tennessee, this* 3rd *day of* August, 1974.

Patricia A. Norman
Notary Public

Commission expires 6-8-75

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained; by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

WARRANTY DEED

FROM

TO

C 68888

IDENTIF. REFERENCE

AUG 27 1 30 PH '74

FELIX Z[illegible] CLERK
DAVIDSON COUNTY, TENN.

AUG 27 74 MISC A* 4.00 * 4.00

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS