BOOK 5333 PAGE 603

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 1978

Notary Public

MY COMMISSION EXPIRES: 6-22-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Michael Goins (NAME)	Allstate Enterprises Mortgage Corporation (NAME)	2DA-55165
879 Kipling Drive (STREET ADDRESS OR ROUTE NUMBER)	525 North Cabrillo Dr., Suite 20 (STREET ADDRESS)	107-13
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Santa Ana, California 92701 (CITY) (STATE) (ZIP)	29

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Eddy H. Walker et ux Betty Walker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Michael Goins et ux Susan Lynne Goins

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 341 on the Plan of Miro Meadows, Second Addition, of record in Plat Book 1424, Page 112, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Eddy H. Walker and wife, Betty Walker by deed from Charles E. Rice and wife, Hattie E. Rice, of record in Book 4849, Page 166, said Register's Office.

This conveyance is subject to a public utilities easement and building lines, of record in Plat Book 1424, Page 112, Register's Office, Davidson County, Tennessee.

This conveyance is subject to a sewers easement, of record in Book 3703, Page 184, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) property, known as 879 Kipling Drive (House Number) (Street) Nashville, TN 37217 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 31ST day of AUGUST, 19 78

Eddy H. Walker Eddy H Walker

Betty Walker Betty Walker

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eddy H. Walker et ux Betty Walker

the bargainor, 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 Nashville, Tennessee, this 31ST day of AUGUST 1978

Commission expires 6-24-80

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the and respectively of the the within named bargainor, a corporation, and that (he / they) as such and, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said as such, and attesting the same by the said as such

Witness my hand and official seal at office at on this the day of, 19

My commission expires

Notary Public

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WARRANTY DEED

FROM Eddy H. Walker

TO Richard Michael Goins

IDENTIF. REFERENCE

SEP 5 10 24 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

title escrow, inc.
218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

Axie Box #12

SEP-5 78	CONV	25,750.00			
SEP-5 78	S'TAX		B*	66.82	
SEP-5 78	PR'FEE		B*	.50	
SEP-5 78	W'DEED		B*	4.00	* 71.32