B0430

BOOK 6465 PAGE 840

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 60000.00

Subscribed and sworn to before me, this the 31 day of December 1984

My commission expires: 7/18/87 (Affix Seal)

Affiant Jan O. Goans

Notary Public Ruth M. [illegible]

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY	
[illegible] Title of Tennessee, Inc.	
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
S. Kenneth Goans	Kentucky Mortgage Co.
2919 Walnut Crest Drive	P.O.Box 13013
STREET ADDRESS	STREET ADDRESS
Anitoch, Tennessee 37013	Lexington, Kentucky 40512
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 150-9 36.00	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Georgia A. Colebrooke,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO S. Kenneth Goans and wife, Jan O. Goans

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 162 on the Plan of Forest View Park, Section 1, of record in Plat Book 3700 at page 109 & 110, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Georgia A. Colebrooke, by deed recorded in Book 6092 at page 107, Register's Office for Davidson County, Tennessee.
This conveyance is subject to taxes for the year 1985 and subsequent years, easements and restrictive covenants of record, and a Deed of Trust for the benefit of Kentucky Mortgage Co., which the Grantee(s) herein agree to assume and pay.

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN

JAN 2 3 35 PM '85

IDENTIF. REFERENCE

17423.6

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2919 Walnut Crest Drive, Anitoch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 31 day of December 19 84

Georgia A. Colebrooke

Georgia A. Colebrooke

510 01/5 155.15 CHEC

State of Tennessee
County of Davidson

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On this 3rd day of December, 19 87, before me personally appeared Georgia A. Colebrooke, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.
My Commission expires:

7/18/87

Notary Public

RUTH M. FORAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

60982.92- CAMT.
158.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 165.10-
0610A01/02/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 4 2 3 6

IDENTIF. REFERENCE

JAN 2 3 35 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98220