THIS INSTRUMENT PREPARED BY:
James L. Beckner
CHAMBERS WYCKOFF & BECKNER
12th Floor, First American Center
Nashville, Tennessee 37238-0109

BOOK 6749 PAGE 210

NEW OWNER:

Robert L. Goodall, Trustee
109 Fairmont Place
Nashville, TN 37203

SEND TAX BILL: SAME

FROM:

Randy E. Chance

MAP & PARCEL:
Map 52-1
Parcel 108TW

FELIX A. WILKINS REGISTER
DAVIDSON COUNTY, TN
Dec 30 2 10 PM '85

IDENTIFICATION REFERENCE

6 4 7 5 3

WARRANTY DEED

THIS INDENTURE is made and entered into as of this 30 of December, 1985, by and between RANDY E. CHANCE, an individual ("Grantor") and ROBERT L. GOODALL, TRUSTEE under that certain Land Trust Agreement ("Grantee").

FOR AND IN CONSIDERATION of the sum of FIFTY-THREE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS ($53,500.00), paid by Grantee to Grantor, the receipt of which is hereby acknowledged, Grantor has granted, bargained, sold, conveyed and released, and by these presents does grant, bargain, sell, convey and release unto said Grantee, its successors and assigns forever, all that piece, parcel or tract of land, and all improvements thereon, more particularly described in Exhibit A attached hereto and made a part hereof (the "Property"), the Property being in Davidson County, Tennessee.

The conveyance of the Property is subject to certain liens and encumbrances which are set forth on Exhibit B which is attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said Property with the appurtenances, estate, title and interest thereto belonging to the said ROBERT L. GOODALL, TRUSTEE, its successors and assigns, forever.

AND Grantor does covenant with the said ROBERT L. GOODALL, TRUSTEE, that it is lawfully seized and possessed of said Property in fee simple; has good right to convey it; and the

same is unencumbered except for those matters set forth in Exhibit B, attached hereto. Grantor further covenants and binds himself, his successors and assigns, to warrant and forever defend the title to the said Property to the said ROBERT L. GOODALL, TRUSTEE, his successors and assigns, against the lawful claims of all persons whomsoever.

AVA B. CHANCE, wife of RANDY E. CHANCE, joins herein for the sole purpose of quitclaiming and conveying and does hereby quitclaim and convey unto said Grantee, his successors and assigns, all of her right, title and interest in and to the Property, including but not limited to dower, homestead, the equity of redemption and her right of redemption.

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed as of the day and year first above written.

Randy E. Chance
RANDY E. CHANCE

Ava B. Chance
AVA B. CHANCE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notary public in and for the state and county aforesaid, RANDY E. CHANCE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satsifactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, this 30th day of December, 1985.

Linda Davis
Notary Public

My Commission Expires: April 20, 1986

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notary public in and for the state and county aforesaid, AVA B. CHANCE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satsifactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, this 30th day of December, 1985.

Linda Davis
Notary Public

My Commission Expires: April 20, 1986

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $53,500.00

Ava J. P. Chance
Affiant

Subscribed and sworn to before me this 30th day of December, 1985.

Linda Davis
Notary Public

My Commission Expires: April 20, 1986

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 10 on the westerly 33.33 feet of Lot No. 11 on a plan of Crittenden Estates, Block A of record in Book 974, page 69, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 and part of said Lot No. 11 adjoin and front together 83 1/3 feet to the northerly side of Neely's Bend Road and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Randy E. Chance by Warranty Deed from J. C. Evetts and wife, Mabel A. Evetts of record in Book 4507, page 528, and by subsequent Deed of Correction of record in Book 4534, page 593, Register's Office for Davidson County, Tennessee.

EXHIBIT B

1. Real property taxes for the year 1986, a lien, but not yet due and payable.

2. Restrictive covenants of record in Book 1118, page 622, RODC.

3. The Plan of record in Book 1118, page 622, RODC, shows an owner's certificate, a 30-foot minimum building setback line, a 20-foot easement for public utility purposes, and a sewer line across said Lot.

(EPK18)

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6749 PAGE 214

FOR _____

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

53[illegible] 0- [illegible]
139.10 [illegible]
.50 [illegible]
18.00 [illegible]
CHECK 157.60-
0983A12/30/05 3AL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 7 5 3

IDENTIFICATION REFERENCE

DEC 30 2 18 PM '05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 205856