BOOK 7339 PAGE 67

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,420.24

Henry A. Goar
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August 19 87

Notary Public

MY COMMISSION EXPIRES: 12/29/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 115 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HENRY A. GOAR	FIRST UNION MORTGAGE CORPORATION	148-2-44
(NAME)	(NAME)	
3416 Luna Court	4300 Six Forks Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Raleigh, NOrth Carolina 27609	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

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, JIMMY TODD ELLIOTT and wife, LORI HAYES ELLIOTT,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HENRY A. GOAR and wife, TAMMY M. GOAR,

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:

LAND in Davidson County, Tennessee, being Lot No. 84 on the Plan of LUNA HEIGHTS, Section Three, as of record in Plat Book 2900, Page 138, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 84 fronts 71.6 feet on the southwesterly side of the terminus of LUNA COURT and extends back 327.0 feet on the easterly line and 127.0 feet on the northerly line, 61.0 feet on the southerly rear line, and 410.0 feet on the westerly or rear line along the easterly margin of the proposed interstate highway.

BEING the same property conveyed to the within named Grantors by deed of record in Book 6968, Page 841, Register's Office for Davidson County, Tennessee.

AS PART OF THE CONSIDERATION for this conveyance is the Grantees assumption of the Deed of Trust of record in ___ Book 6968, Page 844, Register's Office for DAVIDSON County, Tennessee, which secures one note in the original principal amount of $ 49,700.00 now payable to FIRST UNION MORTGAGE CORPORATION Loan No. 678439 the unpaid balance of which indebtedness the Grantees do hereby agree to assume and to pay in accordance with the terms and conditions of said Note and Deed of Trust.

THIS conveyance is subject to all restrictions and easements of record.

60650

IDENTIFICATION REFERENCE

AUG 31 10 51 AM '87

DAVIDSON COUNTY, TN

This is unimproved ( ) property, known as
This is improved (X) property, known as 3416 Luna Court, Nashville, TN 37211
(House Number) (Street) (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 28th day of August, 19 87

JIMMY TODD ELLIOTT: Jimmy Todd Elliott

LORI HAYES ELLIOTT: Lori H Elliott

08/31 [illegible] - CHECK

BOOK 7339 PAGE 68

STATE OF TENNESSEE
County of DAVIDSON

Personally appeared before me, JIMMY TODD ELLIOTT and wife, LORI HAYES ELLIOTT,

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

Witness my hand, at office, this 28th day of August, 19 87

Commission expires 12/29/90

Notary Public W. K. Georgas, Jr.

STATE OF TENNESSEE
County of

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, 19____.

Commission expires _____

Notary Public

WARRANTY DEED

FROM

JIMMY TODD ELLIOTT et ux

TO

HENRY A. GOAR et ux

REGISTER, PLEASE RETURN TO:

AMERICAN ESCROW COMPANY
P.O. Box 1733
Hendersonville, TN 37077

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7339 PAGE 69

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

56420.24- CAMT.
157.92 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 164.42-
7294A08/31/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60650

IDENTIFICATION REFERENCE

AUG 31 10 51 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 11090