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320005-2

BOOK 7391 PAGE 989

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $91,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 1987.

Notary Public

MY COMMISSION EXPIRES: May 13, 1989

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chemau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick N. Goad (NAME)	Fidelity Federal Savings & Loan (NAME)	26-17-117
105 Southampton Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	GO-20717
Goodlettsville, Tennessee 37072 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (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, Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patrick N. Goad and wife, Elaine W. Goad

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. 195 on the Plan of Windsor Green, Phase II, Section 1, as of record in Book 6250, page 988 corrected in Book 7205, page 890, said Register's Office.

Said Lot No. 195 fronts 63.00 feet on the southerly side of Southampton Court and runs back 102.94 feet on the westerly line and 101.31 feet on the easterly line to a line in the rear which measures 65.13 feet thereon.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by deed from F. Clay Bailey, Jr., Trustee with full power to transfer, convey, mortgage or encumber without the joinder of any beneficiary, as of record in Book 6100, page 615, as corrected in Book 6297, page 203, said Register's Office; and by deed from F. Clay Bailey, Jr., Trustee, with full power to transfer, convey, mortgage or encumber without the joinder of any beneficiary, as of record in Book 6100, page 617, as corrected in Book 6201, page 391, and Book 6297, page 207, said Register's Office.

7563

IDENTIFICATION REFERENCE

Oct 30 3 02 PM '87

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

This is (unimproved) (improved XX) property, known as 105 Southampton Court, Goodlettsville, Tennessee 37072
(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 seised 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 his hand this 27th day of October, 19 87

Phillips Builders, Inc.

BY: Jackie Kirk, Asst. V.P.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

Commission Expires _____ _____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Jackie Roark

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Asst. Vice President of the Phillips Builders, Inc.

a corporation, and that he as such Asst. Vice-President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Asst. Vice-President.

Witness my hand and official seal at Nashville, Tenn., this 27th day of October, 1987.

Commission Expires ~~5/13/89~~ Oct. 17 1988 _____ Notary Public

NOTARY PUBLIC ... STATE OF TENNESSEE

WARRANTY DEED

FROM
Phillips Builders, Inc.

TO
Patrick N. Goad and wife, Elaine W. Goad

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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 TAX - STATE TAX COUNTY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	SO TAX - STATE TAX SPOT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.8633

IDENTIFI REFERENCE

OCT 30 3 02 PM '87

DAVIDSON COUNTY, TN

No. 21129