INSTRUMENT PREPARED BY:
Ed J. Herbert
[illegible], Harbert & Crawford
Floor, Noel Place
Fourth Avenue North
ville, TN 37219-2496

Box 36

WARRANTY DEED BOOK 7643 PAGE 533

MAP, PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
091-10-103	James N. Goode, Sr.	Commercial Federal Mortgage 2120 South 72nd St., Suite 400 Omaha, NE 68124
FIELD BOOK NUMBER (S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 9228487
	734 Hite Street	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated July 23, 1986, in the original principal sum of $38,300.00, payable to Homeland Mortgage Corporation, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Abraham Varkey and wife, Annamma K.Varkey to Roger K. Yates, Trustee, as of record in Book 6928, page 121, said debt having since been assigned to CFS Mortgage Corporation (Now Commercial Federal Mortgage Corporation) by instrument of record in Book 6945, page 999 and re-recorded in Book 6948, page 590.

ABRAHAM VARKEY and wife, ANNAMMA K. VARKEY

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES N. GOODE, SR.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Tract No. I: Being Lot No. 110 of Section 2, Urbandale, as of record in Book 1835, page 82, Register's Office for said County.

Said Lot No. 110 fronts 36.9 feet on the northeasterly side of a turn-around of Hite Street and extends back 101.2 feet on the southeasterly line and 108.1 feet on the northwesterly line, to a dead line measuring 111.8 feet thereon.

Tract II: Being land in Davidson County, Tennessee, previously acquired according to Metropolitan Nashville Bill No. 68-593 and beingpart of Parcels 82-84-46 and 411 of Map 91-10, to wit: Extending the southeasterly line of Lot 103, Section 2 of Urbandale Subdivision from the dead line in the rear and presently owned by Grantees in a straight line across Richland Creek to intersect with the property belonging to J. D. Kirby, et ux and extending the northwesterly line of grantees property line from the dead line straight back to intersect with the property line of land belonging to J. D. Kirby,et ux.

Being the same property conveyed to Abraham Varkey and wife, Annamma K. Varkey, by deed from Ada Sullivan and husband, Robert H. Sullivan and Mildred Sullivan, unmarried as of record in Book 6928, page 118.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property and all matters shown on the recorded plan referred to above.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully siezed and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except as set out above and 1988 taxes which Grantees assume and agree to pay.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successorsand assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 1st day of September, 19 88

Abraham Varkey
Abraham Varkey

Annamma Varkey
Annamma K. Varkey

BOOK 7643 PAGE 534

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Abraham Varkey and wife, Annamma K. Varkey

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

Witness my hand and official seal at Nashville, Tennessee, this, the 1st day of September, 19 88.

My commission expires: 3-11-90

Notary Public

STATE OF _____
COUNTY OF _____

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

_____ the bargainor(s), 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 _____, this, the _____ day of _____, 19_____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 41,781.35

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September 1988.

COMMISSION EXPIRES: 3-11-90 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM
ABRAHAM VARKEY AND WIFE

TO
JAMES N. GOODE, SR.

64496

IDENTIFICATION REFERENCE

SEP 2 11 44 AM '88

ELIZA J. WILSON, REGISTER
DAVIDSON COUNTY, TN

Bk 6436

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires: _____

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7643 PAGE 535

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

CAMT 41781.35
CON TX 137.94
PRFEE 0.50
WDEED 6.00
TOTAL 144.44
CHECK 144.44

09/02/88 01 11:44 0001 3533

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6449 8

IDENTIFICATION

SEP 2 11 44 AM '88

No. 130605