Prepared by information given by the parties.

FILE BOX 3

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,314.37

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF October, 1988.

Notary Public

MY COMMISSION EXPIRES: 5-28-91
(AFFIX SEAL)

BOOK 7688 PAGE 710

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harry I. Martin (NAME)	Sovran Mortgage Corporation (NAME)	MAP 26-6
112 Cheshire Court (ADDRESS)	P.O. Box 26388 (ADDRESS)	PARCEL 61
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Richmond, Virginia 23260-6388 (CITY) (STATE) (ZIP)	GO-20382

FOR AND 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, Jack P. Goostree and wife, Montica L. Goostree,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harry I. Martin and wife, Anne Martin

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. 32 on the Resubdivision of Windsor Green, Phase I, Section 2, Resubdivision of Lots 27 through 48, of record in Book 6200, page 233, Register's Office for Davidson County, Tennessee.

Said Lot No. 32 fronts 32.50 feet on the northwesterly margin of Cheshire Court and extends back between parallel lines measuring 97.50 feet to a dead line in the rear measuring 32.50 feet thereon.

Being the same property conveyed to Jack P. Goostree, unmarried and Montica L. Martin, unmarried by deed from Randall Phillips Builders, Inc. of record in Book 7070, page 387, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to a Deed of Trust executed by Jack Goostree, unmarried and Montica L. Martin, unmarried to Sovran Mortgage Corporation, dated December 12, 1986, with an approximate unpaid principal balance of $58,314.37, of record in Book 7070, page 390, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

Montica L. Martin and Montica L. Goostree being one and the same person.

unimproved ( )
This is improved (X) property, known as 112 Cheshire Court, Goodlettsville, TN 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 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 21st day of October, 19 88

Jack P. Goostree

Montica L. Goostree

BOOK 7688 PAGE 711

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack P. Goostree and wife, Montica L. Goostree

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 21st day of October, 1988

Commission expires 5-8-91

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

80337

IDENTIFICATION

Oct 28 8 29 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY TN

1685 10/28 0101 03CHECK 215.39

WARRANTY DEED

FROM
Jack P. Goostree and Montica L. Goostree

TO
Harry I. Martin and wife, Anne Martin

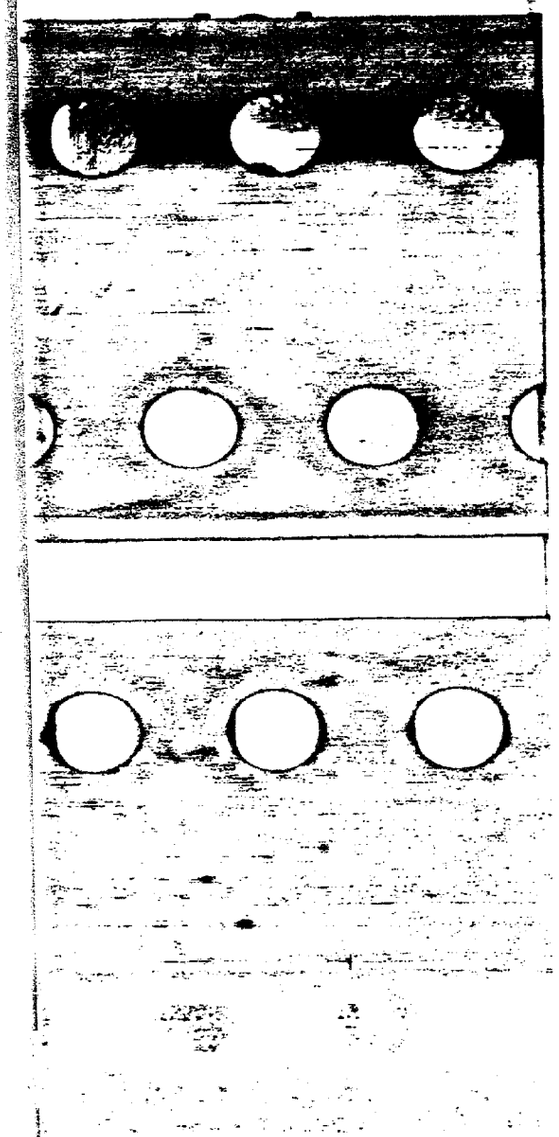
RETURN TO:

CUMBERLAND TITLE COMPANY
[illegible]5 Century Blvd. - Suite 405
[illegible]nshville, Tennessee 37214

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY-AT-LAW



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7688 PAGE 712

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 63314.37
				CON TX 208.89
				PRFEE 0.50
				WDEED 6.00
				TOTAL 215.39
				CHECK 215.39
10/28/88		01		08:30 0001 1685

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8:03 37

IDENTIFICATION REFERENCE

Oct 28 8 29 AM '88

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

No. 148420