File Box 29

BOOK 8118 PAGE 873

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May, 1990.

Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: May 8, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald D. Goin (NAME)	BarclaysAmerican/Mortgage (NAME)	MAP 44-15
1109 Birdsall Street (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 33213 (STREET ADDRESS)	PARCEL 396
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Charlotte, NC 28231 (CITY) (STATE) (ZIP)	4D-44595

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, Nancy McKnight and husband, Michael H. Binkley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald D. Goin and wife, Julie D. Goin

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. 34 on the Plan of Section "B", Village of Old Hickory, as of record in Plat Book 1424, page 67, Register's Office for said County, to which plat reference is hereby made for a more complete and detailed description of said lot.

BEING the same property conveyed to Nancy M. Ammerman and husband, Charles N. Ammerman by deed from Helen F. Cox and husband, Harold Cox, filed of record in Book 7782, page 568, Register's Office for Davidson County, Tennessee. The said Charles N. Ammerman having quitclaimed all of his interest to Nancy McKnight by Quitclaim Deed filed of record in Book 8091, page 851, said Register's Office.

29631

IDENTIF. REFERENCE

MAY 30 11 46 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5718 05/30 0101 03CHECK 194.77

This is { } unimproved { X } improved property, known as 1109 Birdsall Street, Old Hickory, TN 37138
(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 my hand this 24th day of May, 19 90

Nancy McKnight

Michael H. Binkley

STATE OF TENNESSEE }
County of Davidson }

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Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Nancy McKnight and husband, Michael H. Binkley

(or proved to me on the basis of satisfactory evidence)
the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of May, 19 90

Commission expires May 8, 1991

Ollie Mai Parsley
Notary Public

STATE OF TENNESSEE }

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, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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 _____

*(or proved to me on the basis of satisfactory evidence)

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

My commission expires _____

_____
Notary Public

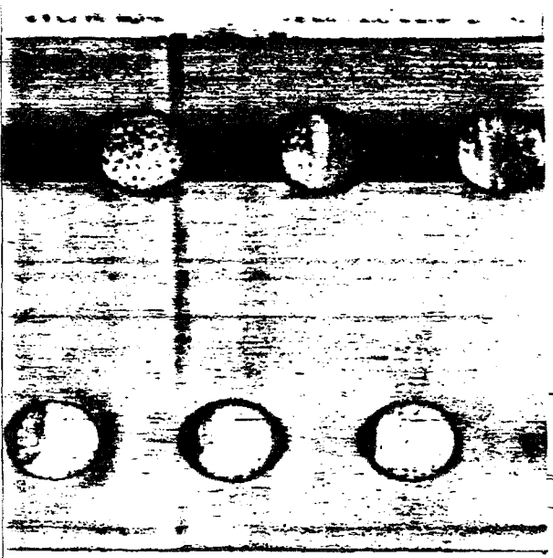
WARRANTY DEED

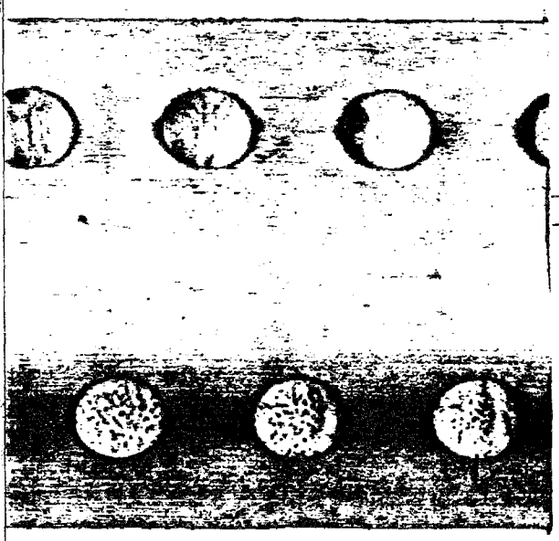
FROM
~~Nancy McKnight~~

TO
~~Ronald D. Goin and wife, Julie D. Goin~~

Return to:

PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214





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 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

CAMT 56900.00
CON TX 187.77
PRFEE 1.00
WDEED 6.00
TOTAL 194.77
CHECK 194.77

05/30/90 01 11:45 0001 5718

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29631

IDENTIF. TREFERENCE

MAY 30 11 46 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323114