BOOK 8489 PAGE 456

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,143.53

Wanda K. Schwartz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November 19 91

Notary Public

MY COMMISSION EXPIRES November 19, 1994
(AFFIX SEAL)

MAIL

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 111 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
STEVE P. SCHWARTZ	BANCBOSTON MORTGAGE CORPORATION	4348-59
(NAME) 311 LOVELL STREET	(NAME) P.O. BOX 44090	11D 57890
(STREET ADDRESS OR ROUTE NUMBER) MADISON , TN 37115	(STREET ADDRESS) JACKSONVILLE, FL 32231	
(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, BILLY L. GOODWIN AND WIFE, CAROLYN J. GOODWIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVE P. SCHWARTZ AND WIFE, WANDA K. SCHWARTZ

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. 29 ON THE PLAN OF OVERLOOK ESTATES, BLOCK A, OF RECORD IN PLAT BOOK BOOK 843, PAGE 105, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO BILLY L. GOODWIN AND WIFE, CAROLYN J. GOODWIN BY DEED OF RECORD IN BOOK 6860, PAGE 163, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS AND EASEMENTS OF RECORD.

AS PART OF THE CONSIDERATION HEREFORE IS THE GRANTEE'S ASSUMPTION OF THE DEED OF TRUST OF RECORD IN BOOK 6860, PAGE 166, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND UNPAID BALANCE OF THE NOTE THEREBY SECURED IN THE ORIGINAL PRINCIPAL AMOUNT OF $40,326.00, NOW PAYABLE TO BANCBOSTON MORTGAGE CORPORATION, WHICH INDEBTEDNESS STEVE P. SCHWARTZ AND WIFE, WANDA K. SCHWARTZ HEREBY ASSUME AND AGREE TO PAY IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF SAID NOTE AND DEED OF TRUST.

6.30 IDENTIFICATION REFERENCE Nov 20 10 43 AM '91

This is unimproved / improved X property, known as 311 LOVELL STREET , MADISON , TN , 37115
(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 15th day of November , 19 91

BILLY L. GOODWIN: Billy L Goodwin

CAROLYN J. GOODWIN: Carolyn J Goodwin

STATE OF TENNESSEE
County of DAVIDSON
Personally appeared before me,
BILLY L. GOODWIN AND WIFE, CAROLYN J. GOODWIN
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand, at office, this 15th day of November , 19 91

Commission expires November 19, 1994

W. K. GEORGAS, JR. Notary Public

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

BOOK 8489 PAGE 457

0857 11/20 0101 03CHECK 170.33

WARRANTY DEED

FROM
BILLY L. GOODWIN, ET UX

TO
STEVE P. SCHWARTZ, ET UX

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 8489 PAGE 458

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	44143.53
CON TX	163.33
PRFEE	1.00
WDEED	6.00
TOTAL	170.33
CHECK	170.33

11/20/91 01 10:45 0001 0857

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.33 05.

TENTIFF REFERENCE

Nov 20 10 43 AM '91

No. 477940