THIS INSTRUMENT PREPARED BY:
MADISON TITLE COMPANY
P.O. BOX 1368
MADISON, TENNESSEE 37116
BOBBY D. DAVIS, ATTORNEY

Mail

BOOK 8708 PAGE 152

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LARRY R. GOOSTREE, et ux (NAME)	SAME (NAME)	61-16-136
801 MAPLEWOOD LANE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	15D230720
NASHVILLE, TENNESSEE (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars no/100's.....
($10.00) ..... Dollars,
Cash in hand paid by the Grantee hereinafter named and other good and valuable consideration, receipt of which is acknowledged.

I, Sammy Charles Dickens

have this day bargained and sold, and do hereby transfer and convey unto the said Larry R. Goostree and wife, Evelyn Goostree

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

LAND IN DAVIDSON COUNTY, TENNESSEE, being Lot No. 5, Block "E" on the map of Greenland Estates, as of record in Book 974, page 13, Register's Office for said county.

SAID Lot No. 5 fronts 57.2 feet on the southeasterly side of Addine Street, and runs back 148.7 feet on the northeasterly line and 120.7 feet on the southwesterly line to a dead line in the rear on which it measures 50 feet.

Being the same property conveyed to Sammy Charles Dickens by Quitclaim Deed from Pauline O. Smith of record in Book 6711, page 529, Register's Office for Davidson County, Tennessee.

This Conveyance Is Subject To Any And All Existing Easements And Restrictions Of Record.

Rebecca A. Dickens/ wife of the said Sammy Charles Dickens, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or any time in the future have in subject property, especially her marital rights.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is 40,850.00

Subscribed and sworn to before me this the 19th day of August, 19 92

My commission expires March 23, 1996 (Affix Seal)

Affiant

Notary Public

SULLIVAN COUNTY, TENNESSEE

unimproved ( )
This is improved (X) property, known as 4108 Addine Street, Nashville, Tennessee 37216
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered 1992 taxes have been prorated and buyers assumes responsibility for same.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and 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

Witness our hands this 19th day of August, 1992, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Sammy Charles Dickens
SAMMY CHARLES DICKENS

Rebecca A. Dickens
REBECCA A. DICKENS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Sammy Charles Dickens and Rebecca A. Dickens

the within named 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 Madison, Davidson County, *Tennessee, this* 19th *day of* August, *19* 92

Commission expires March 23, 1996

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Pubitc of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

DAVIDSON COUNTY, TN
Aug 21 10 58 AM '92

IDENTIFICATION REFERENCE

3859.

WARRANTY DEED

FROM

SAMMY CHARLES DICKENS

TO

ARRY R. GOOSTREE AND WIFE,

VELYN GOOSTREE

RECEIVED FOR RECORD AUG. 21, 1992 AT 10:58 AM
RECORDED IN BOOK 8708 PAGE 153

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8708 PAGE 154

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 40850.00
				CON TX 150.96
				PRFEE 1.00
				WDEED 8.00
				TOTAL 159.96
				CHECK 159.96
			08/21/92 01	11:00 0001 2689

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38596

IDENTIFICATION REFERENCE

AUG 21 10 58 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 562433