THIS INSTRUMENT PREPARED BY: LARRY D. CRAIG, ATTORNEY AT LAW, 305 FOURTEENTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37203

BOOK 9788 PG 395

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value whichever is greater, for this transfer is $80,747.60.

Stanley O. Thiemann
Affiant

Subscribed and sworn to before me this the 6th day of September, 1995.

Notary Public

My Commission Expires: 8-4-96

WARRANTY DEED

Address New Owner(s)as follows:	Send Tax Bills To:	Map-Parcel Numbers
Morris Goodrich and wife, Alexis Goodrich 316 Cedarcreek Drive Nashville, Tennessee 37211	Magna Mortgage Company P.O. Box 18001 Hattiesburg, MS 39404-8001 Loan No. 10-90174860	Map 173-01-0 Parcel 236.00

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration the receipt of which is hereby acknowledged, **we, Stanley O. Thiemann and wife, Victoria Anne Thiemann,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey **unto Morris Goodrich and wife, Alexis Goodrich,** 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. 41 on the plan of Monte Carlo Estates, Section V, of record in Book 6250, Page 383, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Stanley O. Thiemann and wife, Victoria Anne Thiemann, by deed from Unicon Construction Company, of record in Book 7831, Page 502, Register's Office for Davidson County, Tennessee.

Subject to all matters set forth on the plan of record in Book 6250, Page 383, Register's Office for Davidson County, Tennessee.

The Grantees herein join in this instrument to expressly assume that certain deed of trust executed by Stanley O. Thiemann and wife, Victoria Anne Thiemann, to Guaranty Title Company, Trustee, of record in Book 7831, Page 501, Register's Office for Davidson County, Tennessee, dated April 28, 1989, in the original principal amount of $68,943.00, acknowledging responsibility for the payment of all remaining indebtedness owing thereunder. Escrows have this day been transferred unto the Grantees.

This is improved property known as 316 Cedarcreek Drive, Nashville, Tennessee 37211.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the 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, except as set forth herein, 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. 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 6th day of September, 1995. BOOK 9788 PG 396

Stanley O. Thiemann
STANLEY O. THIEMANN

Victoria Anne Thiemann
VICTORIA ANNE THIEMANN

Morris A. Goodrich, Jr.
MORRIS GOODRICH

Alexis Goodrich
ALEXIS GOODRICH

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 Stanley O. Thiemann and wife, Victoria Anne Thiemann, the bargainors, 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 seal at Nashville, Tennessee, this 6th day of September, 1995.

NOTARY PUBLIC

LARRY D. CF
NOTARY PUBLIC AT LARGE
STATE OF TE

My Commission Expires: 8-4-96

STATE OF MICHIGAN
COUNTY OF Wayne

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named Morris Goodrich and wife, Alexis Goodrich, the bargainors, 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 seal at Detroit, Michigan, this 1st day of September, 1995.

NOTARY PUBLIC

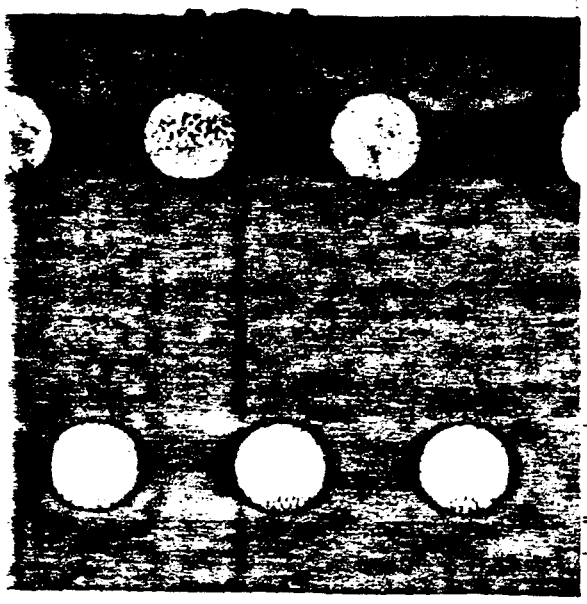
CHERYLENE V. SIMS
Notary Public, Wayne County, MI
My Commission Expires July 29, 1996

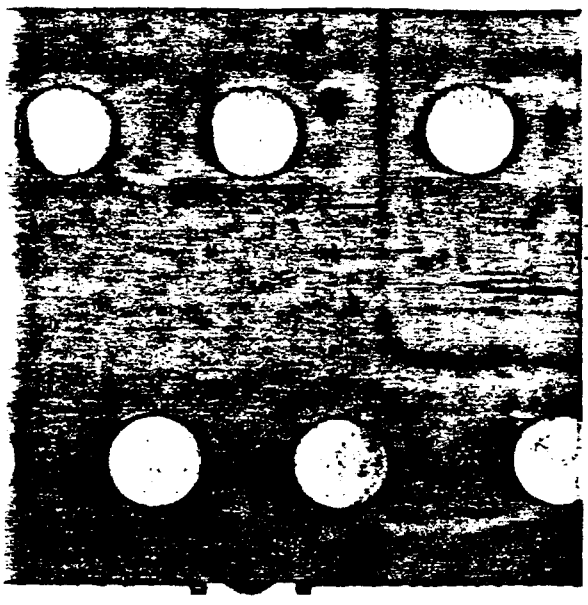
My Commission Expires:

0097954
IDENTIF. & REFERENCE

95 SEP -8 AM 8:24
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

MAIL EAN





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9788 PG 397

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

DAMT	80747.60
CON TX	298.59
PRFEE	1.00
WDEED	8.00
TOTAL	307.59
CHECK	307.59

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 1578

0097954
IDENTIF. ↑ REFERENCE

95 SEP -8 AM 8:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 950466