BOOK 9795 PG 300

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,100.00

Dorris Goad
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF September, 19 95

Notary Public

MY COMMISSION EXPIRES: January 14, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dorris Goad (NAME)	Same (NAME)	MAP 51-8
3103 Hillside Road (ADDRESS)	(ADDRESS)	PARCEL 163
Nashville, tn 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Fayette Ricketts, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dorris Goad and wife, Ina Goad

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. 15 on the Plan of Section 1, Morningside Heights, of record in Plat Book 1130, page 76, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a point on the southerly margin of Due West Avenue at the common corner of Lots Nos. 14 and 15; thence with the line between said lots, southerly 150 feet to the common corner of said lot and of Lots Nos. 16 and 17; thence easterly with the line between Lots Nos. 15 and 16, 85.6 feet to a point in the westerly margin of Argle Avenue; thence with the margin of said Avenue, northerly 120 feet to the beginning of a curve; thence around said curve, northwesterly 47.1 feet to a point in the southerly margin of Due West Avenue; thence with the margin of the same, westerly 55.6 feet to the beginning.

Being the same property conveyed to Fayette Ricketts, Jr.,and wife, Linda Ricketts, by Deed of record in Book 6960, page 722, Register's Office for Davidson County, Tennessee, the said Linda Ricketts having since died title now vests solely in Fayette Rickets, Jr.

unimproved ( )
This is improved (X) property, known as 128 East Due West Avenue, 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 my hand this 13th day of September 19 95

Fayette Ricketts, Jr.

Fayette Ricketts, Jr.

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 Fayette Ricketts, Jr., unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 13th day of September, 1995.

Commission expires January 24, 1998

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

WARRANTY DEED
FROM

TO

RETURN TO:

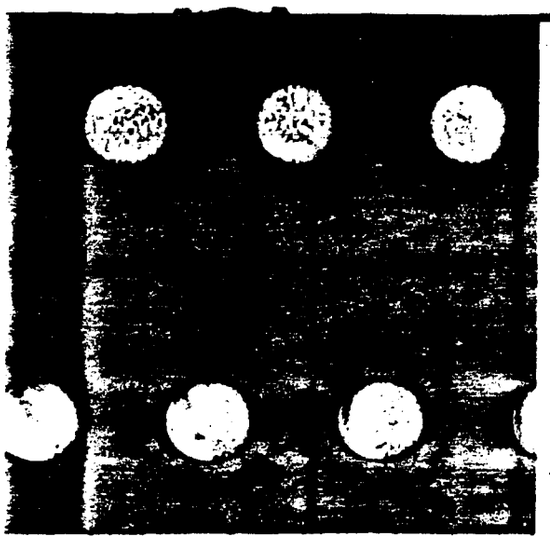
4174 09/15 0101 03CHECK 142.57

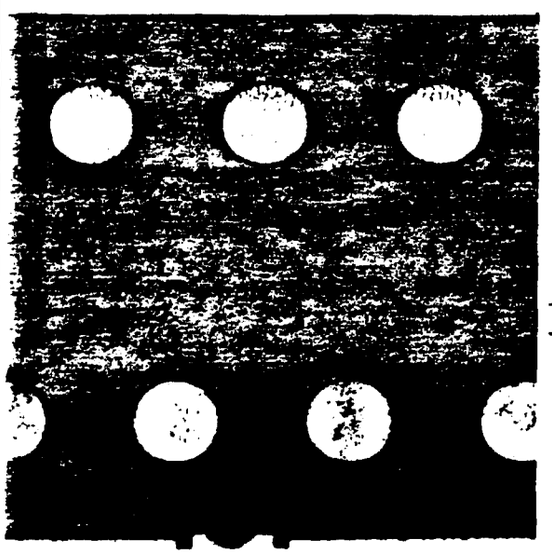
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.
95 SEP 15 AM 8:29

IDENTIF. & REFERENCE

0100351





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

RECEIVED OF _____

FOR _____

BOOK 9795 PG 302

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 36100.00
CON TX 133.57
PRFEE 1.00
WDFEE 8.00
BANK 142.57
CHECK 142.57

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/15/95 01 08:28 0001 4174

0100351
IDENTIF. ↑ REFERENCE

95 SEP 15 AM 8:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 953031