BOOK 10771 PG 522

98 JAN 28 AM 10:24

0394388

IDENTIFICATION REFERENCE

THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN, PLC
140 North Main Street
Goodlettsville, Tennessee 37072

MAIL ENV.

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers
Donna L. Brenzie 115 Cambridge Court Goodlettsville, TN 37072	CTX Mortgage 7101 Executive Center Dr. Suite 151, Kroger Center The Gatlinburg Building Brentwood, TN 37027	26-7-131

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MONTICA L. MARTIN**, has this day bargained and sold, and does hereby transfer and convey unto the said **DONNA L. BRENZIE**, the Grantee herein, her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 209, on the Plan of Windsor Green, Phase II, Section 1, as shown on the plat of record in Plat Book 6250, pages 988-89 in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Montica L. Martin (formerly Montica L. Goostree) from Jack P. Goostree, by quitclaim deed of record in Book 7679, page 703, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $128,000.00.
Subscribed and sworn to before me this 23 of January, 1998.
My Commission Expires: 5/28/2000

Donna L. Brenzie
Affiant

Judy Callis
Notary Public

JUDY CALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging to the Grantee, her (successors), heirs and assigns forever; I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her (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.

This property is known as: **115 Cambridge Court**
Goodlettsville, Tennessee 37072

Witness my hand this 23 day of January, 1998.

Montica L. Martin
MONTICA L. MARTIN

BOOK 10771 PG 523

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy Callis, a Notary Public in and for said County and State, **MONTICA L. MARTIN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 23 day of January, 1998.

Judy Callis
NOTARY PUBLIC

My Commission Expires: 5/20/2000

JUDY CALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

6651 01/28 0101 03CHECK 482.60

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10771 PG 524

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
128000.00
CON TX 473.60
PRFEE 1.00
~~MRFEE 0.00~~
~~TOTAL 482.60~~
CHECK 482.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/28/98 01 10:24 0001 6651

0394388
IDENTIFICATION/REFERENCE

98 JAN 28 AM 10:24
DAVIDSON COUNTY, TN.

No. 1247242