BOOK 10779 PG 291

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 241,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October, 19 97

Notary Public

MY COMMISSION EXPIRES: 7/19/98
(AFFIX SEAL)

RICHARD S. McNEESE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Southern Escrow Title Company, 5120 Virginia Way, C22, Brentwood, TN 37027.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul F. Durham (NAME)	SAME (NAME)	Map 158-10
1805 Cromwell Drive (ADDRESS)	(ADDRESS)	Parcel 7
Nashville, TN 37215 (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, David S. Goldberg and wife, Ellen B. Goldberg

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul F. Durham, married

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. 9 on the Plan of Forrest Trails, as of record in Book 3700, pages 24 and 25, Register's Office for said County.

Said Lot No. 9 fronts 250.0 feet on the westerly margin of Cromwell Drive and runs back 412.7 feet on the south line and 445.4 feet on the north line to a broken line in the rear, measuring 254.4 feet thereon.

Being the same property conveyed to David S. Goldberg and wife, Ellen B. Goldberg, husband and wife, by Warranty Deed from Michael Worsham and wife, Candice Worsham (also known as Mary C. Christie Worsham and husband, Michael W. Worsham), of record in Book 9385, page 852, Register's Office for Davidson County, Tennessee. The said Ellen B. Goldberg having since quitclaimed her interest in the property to David S. Goldberg by Quitclaim Deed of record in Book 9409, page 4, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 1805 Cromwell Drive, Nashville, Tennessee 38215
(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 30th day of October, 19 97

David S. Goldberg

Ellen B. Goldberg

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David S. Goldberg and wife, Ellen B. Goldberg

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 official seal at Brentwood, Tennessee, this 30th day of October.

Commission expires 9/19/01

Notary Public

Richard S. Neese

NOTARY PUBLIC LARGE STATE OF TENNESSEE

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

PICK-UP

98 FEB -3 AM 10:13

RECEIVED
WILLIAMSON COUNTY, TN.

IDENTIFICATION

039684

8863 02/03 0101 03CHECK 900-70

TOTAL P.02

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
241000.00
CON TX 891.70
PRFEE 1.00
WDEED 8.00
TOTAL 900.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 900.70

02/03/98 01 10:17 0001 8863

0396484
IDENTIF. REFERENCE

98 FEB -3 AM 10:13

REGISTER
DAVIDSON COUNTY, TN.

No. 1249428