BOOK 10792 PG 694 Box 1

WARRANTY DEED

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$85~~,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF FEBRUARY, 1998.

Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rena K. Goins	Mid-State Financial Services, Inc.	165-14-112
(NAME)	(NAME)	
4928 Deerhaven Court	2021 Richard Jones Road	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Nashville,Tennessee 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, **WILLIAM P. LEECH AND WIFE JENNIFER L. LEECH** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RENA K. GOINS, 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. 105 on the Plan of Peppertree Forest, Section 12, of record in Plat Book 8250, Page 80, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to William P. Leech and wife Jennifer L. Leech by deed of record in Book 8658, Page 402, Register's Office for Davidson County, Tennessee.

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

2828 02/12 0101 03CHECK 323.50

This is improved (X) property, known as 4928 Deerhaven Court, Antioch, TN 37013
(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 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/our hand(s) this 5th day of February, 1998.

William P. Leech

William P. Leech

Jennifer L. Leech

Jennifer L. Leech

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Lori Holloway, a Notary Public in and for said County and State, the within named William P. Leech and wife Jennifer L. Leech, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch , Tennessee this 5th day of February, 1998

Commission expires: October 9, 1999

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

Lori Holloway Notary Public

04001821 IDENTIF. & REFERENCE

98 FEB 12 AM 10:25 FELIX A. ... REGISTER DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10792 PG 695

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

02/12/98 01 10:25 0001 2828

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0400182
IDENTIF. & REFERENCE

98 FEB 12 AM 10:25

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

No. 1253351