WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 47,000.00
William H. Good
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
9th DAY OF February 19 99
Notary Public
MY COMMISSION EXPIRES: 8/23/00
(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
WILLIAM H. GOOD (NAME)	SAME (NAME)	MAP 18-16
1291 Madison Creek Road (ADDRESS)	(ADDRESS)	PARCEL
Goodlettsville TN 37072 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	107.00

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, SHIRLEY J. DAVIS, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM H. GOOD AND WIFE, SANDRA C. GOOD

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:

Situated in Davidson County, Tennessee, being Lot No. 10 of the James M. Phipps Addition to Goodlettsville, Tennessee. Being a part of the subdivision of the old home place of Capt. Bass, deceased, as per survey of Erle Drake, D. C., Surveyor, as of record in Book 547, page 151, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts 50 feet on the west side of Bass Avenue and running back between parallel lines 165 feet to an alley.

Being the same property conveyed to SHIRLEY J. DAVIS, UNMARRIED by Deed of record in Book 5790, page 496, Register's Office for Davidson County, Tennessee.

05481166
IDENTIF. ↑ REFERENCE

99 FEB 11 PM 1:54
MAIL GARNETT REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

unimproved ( )
This is improved (X) property, known as 406 BASS STREET, GOODLETTSVILLE, TN 37072
(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 9th day of February 19 99

Shirley J. Davis
SHIRLEY J. DAVIS

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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 SHIRLEY J. DAVIS, UNMARRIED

the 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 9th day of February 19 99

Commission expires 9/23/00

Notary Public

CAROLYN LATARSKI NOTARY PUBLIC DAVIDSON COUNTY

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

#561 02/11 0101 03CHECK 184.90

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

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05481166

IDENTIF. & REFERENCE

99FEB 11 PM 1:54

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	47000.00
CON TX	173.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	184.90
CHECK	184.90

02/11/99 01 13:53 0001 4961

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1424235