WARRANTY DEED

BOOK 11483 PG. 320

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$60,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **5TH DAY OF APRIL, 1999**

Notary Public

MY COMMISSION EXPIRES: May 26, 2002

(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
Frances E. Goodner	**EquiFirst Corporation**	**71-11-108**
(NAME)	(NAME)	
341 Marshall Street	**820 Forest Point Circle**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	**Charlotte, NC 28273**	
(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, **Dale Hire**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Frances E. Goodner and husband Robert T. Goodner**, 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:

Described property located in Davidson County, Tennessee, to wit: Being the east half of Lot Number 20 in Trinity Heights, a plan of which is of record in Book 161, Page 38, of the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said property.

Said east half of Lot No. 20 fronts 50 feet on the north side of Marshall Avenue (a/k/a Marshall Street) and extends back northwardly between parallel lines 150 feet to an alley in the rear.

Being the same property conveyed to Dale Hire by deed of record in Book 11061, Page 226, 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 ☒ property, known as **341 Marshall Street, Nashville, TN 37207**
(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.

0588281

IDENTIFICATION REFERENCE

99 MAY 18 PM 12:35

REGISTER
DAVIDSON COUNTY, TN.

233.00

RECORDED 05/18/99 0901

Witness **my/our hand(s)** this **5th day of April, 1999**.

Dale Hire

Dale Hire

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 Dale Hire 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 Nashville, Tennessee, this 4/5/99.

Elizabeth E. Triplett
Notary Public

Commission expires: 5/26/2002

ELIZABETH E. TRIPLETT
NOTARY PUBLIC
AT LARGE
DAVIDSON COUNTY, TENN.

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

BOOK 11483 PG. 322

0588281

IDENTIFICATION REFERENCE

99 MAY 18 PM 12:35

REGISTER
DAVIDSON COUNTY, TN.

PAMT 60000.00
CON TX 222.00
PRFEE 1.00
MRTGTX 8.00
CFEE 2.00
TOTAL 233.00
CHECK 233.00

05/18/99 01 12:35 0001 7436

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1462056