WARRANTY DEED

RECORD AND RETURN TO:
SATURN & MAZER TITLE SERVICES INC.
FILE BOX "7"
SP 38511

Instr:200001140005040 Page: 1 OF 2
REC'D FOR REC 01/14/2000 11:37:27AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $360.75

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JANUARY, 1999.

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

My Cor...

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angela M. Torres	CTX Mortgage Company	150-9A-109
(NAME)	(NAME)	
1105 Traceton Circle	P.O. Box 199000	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Dallas, TX 75219	
(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, Douglas W. Gooch and wife, Tamsen A. Gooch, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Angela M. Torres, unmarried, 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. 263 on the Plan of Forest View Park Section VIII of record in Plat Book 6900, Page 633, Register's Office for said County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Douglas W. Gooch and wife Tamsen A. Gooch, by deed of record in Book 9036, Page 794, 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 1105 Traceton Circle, 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 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/our hand(s) this 12th day of January, 1999.

Douglas W. Gooch

Douglas W. Gooch

Tamsen A. Gooch

Tamsen A. Gooch

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 Douglas W. Gooch and wife Tamsen A. Gooch 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 Nashville, Tennessee this 12th day of January, 2000.

Commission expires: May 26, 2002

Elizabeth E. Triplett

Elizabeth E. Triplett Notary Public

