THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17690**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $152,000.00. Affiant Subscribed and sworn to before me, this 19th day of JANUARY, 2001. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner: Mr./Mrs. Steven W. Oakley 3032 Wilford Pack Court Antioch, Tennessee 37013	**Send Tax Bills To:** North American Mortgage Company P.O. Box 808031 Petaluma, California 94975-8031	**Tax Information:** MAP 150-6 PAR 188 FB 02DX 4576

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, RODNEY L. GOOCH AND WIFE, FELICIA D. GOOCH ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to STEVEN W. OAKLEY AND WIFE, SHANE S. OAKLEY ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3032 Wilford Pack Court, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of JANUARY, 2001.

RODNEY L. GOOCH

FELICIA D. GOOCH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, RODNEY L. GOOCH AND WIFE, FELICIA D. GOOCH, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of JANUARY, 2001.

My Commission Expires: _____ Notary Public

Davidson County DEEDWARR
Recvd: 01/22/01 13:24 2pgs
Fees:11.00 Taxes:562.40

20010122-0006407

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Revised West Lake Subdivision, as of record in Plat Book 6250, page 785, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Rodney L. Gooch and wife, Felicia D. Gooch by deed from Alex W. Bonner, unmarried of record in Book 9396, page 496, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 6250, page 785, said Register's Office.