WARRANTY DEED

BOOK 3843 PAGE 526

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard M. Johnston (NAME)	First + Mid-South (NAME)	MAP 96-15
Laurel Forest Drive (STREET ADDRESS OR ROUTE NUMBER)	414 Union Street (STREET ADDRESS)	PAR 66 M.P.
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville (CITY) Tennessee (ZONE) (STATE)	

For and in Consideration of the sum of TEN and NO/100---------- ($10.00) ---------- *DOLLARS*

cash in hand paid by Richard M. Johnston and wife, Juanita Johnston, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, Charles R. Land and wife, Ann Miller Land,

have bargained and sold, and by these presents do transfer and convey unto the said Richard M. Johnston and wife, Juanita Johnston, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

BEING Lot No. 59 on the Map of Hickory Bend, Section 3, as of record in Book 3600, page 42, Register's Offic e for Davidson County, Tennessee.

SAID Lot No. 59 fronts 85.0 feet on the northwest side of Laurel Forest Drive and extends back between lines 141.5 feet on the northeasterly line and 168.6 feet on the southwesterly line to a dead line in the rear on which it measures 89.2 feet thereon.

BEING the same property conveyed to Charles R. Land and wife, Ann Miller Land, by deed from Hickory Bend Construction Company, a Tennessee corporation, of record in Book 3705, page 575, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictions contained in an instrument of record in Book 3642, page 478, said Register's Office; the plan of record in Book 3600, page 42, said Register's Office, shows an Owner's Certificate a 30-foot minimum building setback line from Laurel Forest Drive and a 10 foot easement for public utility and drainage purposes along the rear line of said lot. And an easement for an 8-inch sewer line in the southwesterly corner of the property including a manhole.

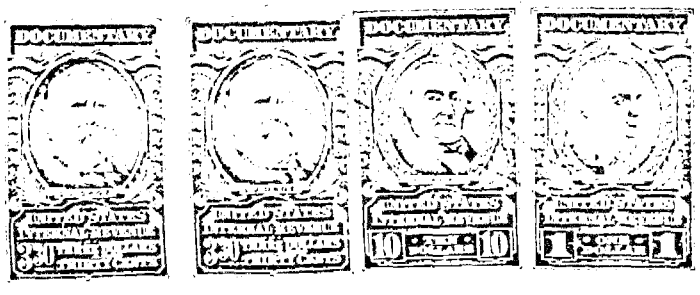
unimproved ( )
This is improved ( ) property, known as Laurel Forest Drive Nashville
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Richard M. Johnston and wife, Juanita Johnston, their *heirs and assigns, forever.*

And we *do covenant with the said* Richard M. Johnston and wife, Juanita Johnston *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.*

And we, Charles R. Land and wife, Ann Miller Land, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Richard M. Johnston and wife, Juanita Johnston, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 15th *day of* December, *19* 64., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*



Charles R. Land
CHARLES R. LAND

Ann Miller Land
ANN MILLER LAND

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Richard D. Sweeney, a Notary Public in and for said County and State, the within named Charles R. Land and wife, Ann Miller Land,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of December, 19 64

Notary Public.

Commission Expires July 22, 1967

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be.....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

15,510

STATE TAX $ 23.20
PROBATE .50
TOTAL $ 24.20

DEC 17 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID DEC 17 1964

First and Mid-South

WARRANTY DEED

FROM

CHARLES R. LAND and wife,

ANN MILLER LAND

TO

RICHARD M. JOHNSTON and wife,

JUANITA JOHNSTON

S 2377

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 17 2 29 PM '64
110 592
RECORDING FEE
DEP. REG.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE