BOOK 4153 PAGE 34

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A.P. JOHNSON (NAME)	United Mortgagee Servicing Corp (NAME)	Map. 71-16
1203 Montgomery Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Par. 289
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia 23451 (CITY) (ZONE) (STATE)	PW

For and in consideration of the sum of Ten ($10.00) ------- **DOLLARS**

and other valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantees of the unpaid balance of a note secured by a first mortgage deed of trust of record in the Register's Office for Davidson County, Tennessee, We, FRED D. JENKINS AND WIFE, JOSEPHINE M. JENKINS

have bargained and sold, and by these presents do transfer and convey unto the said A. P. Johnson and wife Sadie Ruth Johnson

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 part of Lot No. 380 and all of Lots Nos. 381 and 382 on the Plan of Oakwood Park, as of record in Book 421, page 12, Register's Office for said County, described as follows:

BEGINNING on the easterly margin of Montgomery Avenue (formerly North 9th Street) at the point 85 feet more or less north of the northerly margin of Richardson Avenue; thence eastwardly and parallel with the northerly margin of said Richardson Avenue 90 feet more or less, to the westerly margin of the right of way of the L & N Railroad; thence with the same northeasterly 69.6 feet more or less to a corner of Lots Nos. 382 and 383; thence with the line between said two lots westerly 116 feet to the easterly margin of said Montgomery Avenue (formerly North 9th Street); thence with the same, southwardly 65 feet to the beginning.

BEING the same property conveyed to Fred D. Jenkins and wife, Josephine M. Jenkins, by deed of record in Book 3670, Page 111, Register's Office for Davidson County, Tennessee.

It is expressly agreed and understood that all right, title and interest in and to the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is ( ) unimproved ( ) improved property, known as 1203 (House Number) Montgomery (Street) P. O. Address: Nashville (City or Town) Tenn (Postal Zone)

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 13 day of April, 1967

x Fred D. Jenkins

x Josephine M. Jenkins

THIS INSTRUMENT WAS PREPARED BY:
FARLY JENKINS JR., ATTORNEY
[illegible] STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201
FROM INFORMATION FURNISHED
BY THE PARTIES

STATE TAX $ 1.00
PROBATE .50
TOTAL $ 1.50

JUL 18 1967

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

PAID JUL 18 CT

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, James P Foster, a Notary Public in and for said County and State, the within named Fred D. Jenkins and wife, Josephine M. Jenkins

the bargainor S, 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 13th day of April 1967

Commission expires Aug 3, 1970

James P. Foster
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM

FRED D. JENKINS ET UX

TO

A. P. JOHNSON ET UX

80200

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 18 3 26 PM '67

NOTE: BOOK 116 PAGE 802

RECORDING FEE 3.00

DEP. REG. .75

Title Company

Titles Guaranteed

ASHVILLE, TENN.