BOOK 4156 PAGE 254

This Instrument Was Prepared By
KENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. and Mrs. Donald R. Johnson (NAME:)	Fidelity Federal Savings & Loan Assn. (NAME:)	Map 133-11
Shawn Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 204
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

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

TEN & NO/100- -**DOLLARS**

Cash in hand paid by Donald R. Johnson and wife, Dorothy L. Johnson, the receipt of which is hereby acknowledged, and other good and valuable consideration,

Randall Phillips Builders, Inc.

has ~~have~~ **bargained and sold, and by these presents** does ~~do~~ **transfer and convey unto the said**

DONALD R. JOHNSON AND WIFE, DOROTHY L. JOHNSON

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. 177 on the Plan of Valley View Meadows, Section III, as of record in Book 3700, page 93, Register's Office for said County.

Said Lot No. 177 fronts 110.0 feet on the southerly side of Shawn Drive and extends back 136.34 feet on the westerly line and 130.16 feet on the easterly line, to a line in the rear on which it measures 41.90 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc. by deed from Howard L. Haynes and wife, of record in Book 3644, page 550, and by deed from Ben Read McDonald and wife, Pauline Bell McDonald, of record in Book 3770, page 610, said Register's Office.

This conveyance is made subject to Restrictions of record in Book 3673, page 439, and Book 3770, page 214, made applicable to Section II by instrument of record in Book 4065, page 227; and restrictions in Book 4082, page 106, R.O.D.C., Tennessee; and to easements, setback lines, etc., as shown on plan of record in Book 3700, page 93, and easements of record in Book 3182, page 261; Book 3498, page 196; and Book 3504, page 80, said Register's Office.

This is unimproved ( ) improved (X) property, known as 205 Shawn Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (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. IN WITNESS WHEREOF, said RANDALL PHILLIPS BUILDERS, INC. has caused this instrument to be executed this ~~Witness xxxxxxxxxx hand x~~ **this** 21st **day of** July, 1967

RANDALL PHILLIPS BUILDERS, INC.

By Randall Phillips
President

STATE OF TENNESSEE
Davidson County

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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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Mrs. Joe L. Jenkins, a Notary Public within and for the State and County aforesaid, personally appeared Randall Phillips with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Randall Phillips as such President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 21st. day of July, 1967.

My commission expires May 17, 1970

Mrs Joe L. Jenkins
Notary Public

WARRANTY DEED

FROM RANDALL PHILLIPS BUILDERS, INC.

TO DONALD R. JOHNSON AND WIFE, DOROTHY L. JOHNSON

8 1 6 1 1

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 27 3 06 PM '67

NOTE BOOK 117 PAGE 17

RECORDING FEE $ 3.00

DEP. REG. _____

STATE TAX $ 25.50
PROBATE .50
TOTAL $ 26.00

JUL 27 1967 M410 JUL 27 67

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