BOOK 4381 PAGE 137

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John L. Holloran et ux (NAME:)	John L. Holloran et ux (NAME:)	MAP 129-12 PAR. 40
945 Percy Warner Blvd (STREET ADDRESS OR ROUTE NUMBER)	945 Percy Warner Blvd. (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)

DOLLARS

cash in hand paid and other good and valuable considerations, including the assumption of the balance of an indebtedness secured by Deed of Trust, of record in book 4037, page 538, and assignment by instrument, of record in book 4151, page 490, both in the Register's Office for Davidson County, Tennessee, which the Grantees herein assume and agree to pay,

NOV20 88	CONV	28,480.00			
NOV20 88	S'TAX		B*	74.10	
NOV20 88	PR'FEE		B*	.50	
NOV20 88	W'DEED		B*	4.50	* 79.10

FEE PAID REGISTER
NOV 20 2 17 PM '88
IDENTIF. REFERENCE

A 6 1 1 4 8

We, CHARLES R. JOHNSTON and wife, MARY J. JOHNSTON,

have bargained and sold, and by these presents do transfer and convey unto the said JOHN L. HOLLORAN and wife, JACQUELINE S. HOLLORAN, 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. 234 on the Plan of Warner Park Valley, as of record in book 3600, pages 12, 13 and 14, Register's Office for said County.

Said lot No. 234 fronts 104 feet on the westerly side of Percy Warner Boulevard, and extends back 150 feet on the southerly line and 149.02 feet on the northerly line to a dead line in the rear on which it measures 106.84 feet.

Being the same property conveyed to Charles R. Johnston and wife, Mary J. Johnston, by deed from Murphree Realty Co., of record in book 4037, page 536, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in book 3466, page 89, as amended in book 3534, page 128, and book 3577, page 511, Register's Office for Davidson County, Tennessee; owner's certificate, 30-foot minimum building setback line, anchor easement, and 55-foot drainage and public utility easement, as shown on plan of record in book 3600, pages 12, 13 and 14, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 28,480.00

Subscribed and sworn to before me, this the 16 day of November, 19 88

Affiant.

My commission expires: (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as Percy Warner Boulevard, Nashville, Tennessee
(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 JOHN L. HOLLORAN and wife, JACQUELINE S. HOLLORAN, their *heirs and assigns, forever.*

And we *do covenant with the said* John L. Holloran and wife, Jacqueline S. Holloran, *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,* except by Deed of Trust as hereinabove set out, restrictive covenants, owner's certificate, setback line and easements, as hereinabove set forth, and taxes for the year 1969, subject to which this conveyance is executed.

And we, Charles R. Johnston and wife, Mary J. Johnston, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* John L. Holloran and wife, Jacqueline S. Holloran, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this day of*, *19* 69, *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. Johnston

Mary J. Johnston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

.....

.....

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

Witness my hand and official seal at ....., *Tennessee, this* ..... *day of* ....., *19*69.

....., *Notary Public.*

Commission Expires .....

STATE OF OKLAHOMA
COUNTY OF WASHINGTON

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* Charles R. Johnston and wife, Mary J. Johnston,

.....

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 Bartlesville, Oklahoma, *this* 17th *day of* December, *19* 69.

Notary Public.

Commission Expires March 30 1972.

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 .....

(Note) Charles R. & Mary J. Johnston sign the above with the understanding that they will receive $3000.00 over and above all fees and Expenses.