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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 1970.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

IDENTIFICATION REFERENCE

APR 16 11 04 AM '70

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

J. J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| George Johnson, et ux (NAME) | NATIONAL MORTGAGE COMPANY (NAME) | Map 118-3 |
| 3358 Ezell Road (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Road (STREET ADDRESS) | Lot 40 |
| Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | Pal |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Eliane M. Beatty (Eliane Marcelline Petit Beatty)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George Johnson and wife, Dorothy F. Johnson

HEREINAFTER CALLED THE GRANTEES, 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. 105 on the Plan of Cherokee Hills, Section 1, as of record in Book 3106, page 103, Register's Office for Said County, described as follows:

BEGINNING at a point in the east margin of Ezell Road, formerly Bakertown Road, at the corner of Lots 104 and 105; thence with the line between said lots, easterly 184 feet to a point; thence southerly 155 feet to a concrete monument in the north margin of Overby Drive; thence with the margin of the same, westerly 117 feet to the beginning of a curve; thence around said curve, northwesterly 39.3 feet to the easterly margin of Ezell Road; formerly Bakertown Road; thence with the margin of the same, northerly 107.5 feet to the point of beginning.

BEING the same property conveyed to Kenneth Leon Beatty and wife, Eliane M. Beatty, by deed from Dodson Batson, Trustee, of record in Book 3501, page 489, Register's Office for Davidson County, Tennessee. The said parties having since divorced, and the said Kenneth Leon Beatty having conveyed his interest to Eliane Marcelline Petit Beatty, by deed of record in Book 4408, page 168, Register's Office for Davidson County, Tennessee.

This is {unimproved} {improved (X)} property, known as 3358 (House Number) Ezell Road (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

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 6th day of April, 1970

Eliane Marcelline Petit Beatty

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eliane M. Beatty (Eliane Marcelline Petit Beatty)

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of April 19 70

Commission expires April 26, 1972

Notary Public

STATE OF TENNESSEE
Davidson County

APR 16 CONV 16,500.00
APR 16 STAX A* 42.90
APR 16 TRFEE A* .50
A* 3.00
46.40

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

ELIANE M. BEATTY

TO

GEORGE JOHNSON AND WIFE,

DOROTHY F. JOHNSON

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Mail to George Johnson
3358 Elvin Road
Nashville Tenn