A 74743

IDENTIF. REFERENCE

APR 17 11 51 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

BOOK 4411 PAGE 599 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,000.00

Ernest L. Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF April 1970.

B B Kimbrough
Notary Public

MY COMMISSION EXPIRES: 1-3-74

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Atty. 633 Stahlman Bldg. Nashville, Tennessee
NAME AND ADDRESS
from information furnished by the parties.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest L. Allen (NAME)	Same (NAME)	Map 52-12
Apache Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 90
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, JOHNSON HOMES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST L. ALLEN and wife, MARY L. ALLEN

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. 15, Sequoia Valley, Sec. 2, as of record in Book 3700, page 114, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 95.0 feet on the northeasterly side of Apache Lane and extends back between lines, 157.4 feet on the southeasterly line and 160.0 feet on the northwesterly line, to a rear line measuring 95.0 feet.

BEING part of the same property conveyed to Johnson Homes, Inc. by deed from H. Jere Ford, Trustee, of record in Book 4349, page 835, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictions of record in Book 4047, page 877, said REgister's Office and the Plan of record in Book 3700, page 114, said Register's Office which shows a 30 foot building setback line from Apache Lane and a 10 foot easement for public utility and drainage purposes along the rear lot line.

This is unimproved ( ) improved (X) property, known as Apache Lane, Nashville, Tennessee
(House Number) (Street) (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 16th day of April, 1970

JOHNSON HOMES, INC.

BY: A.H. Johnson, Jr.

STATE OF TENNESSEE
Davidson County

BOOK 4411 PAGE 600

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, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared A. H. Johnson, Jr. and _____ with whom I am personally acquainted and who upon (his oath) (their ~~several oaths~~) acknowledged (himself) (themselves) ~~to~~ be the President and _____ respectively of the Johnson Homes, Inc. the within named bargainor, a corporation, and that (he) (they) as such President 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 A. H. Johnson, Jr. as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of April, 1970.

My commission expires 2-7-71

Mary F. Montgomery
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM JOHNSON HOMES, INC.

TO ERNEST L. ALLEN ET UX

APR 17 70		CONV	27,000.00			
APR 17 70	$'TAX			A*	70.20	
APR 17 70	PR'FEE			A*	.50	
APR 17 70		W'DEED		A*	3.00	* 73.70

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.