BOOK 4453 PAGE 782 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10 DAY OF Oct. 19 69

Notary Public

MY COMMISSION EXPIRES: 2 Sept 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney, 633 Stahlman Building, Nashville, Tenn.
from information NAME furnished by the parties ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claude E. Johnson (NAME)	Same (NAME)	13D 16450
Buena Vista Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 59
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Pcl. 141

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, I, KATE McLAUGHLIN STORY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLAUDE E. JOHNSON AND WIFE, FRANCES GREEN 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 the 13th Civil District of Davidson County, Tennessee, being a 2.85 acre tract shown as the rear portion of property surveyed by George W. Watkins on survey dated November 1, 1966, and described according to said survey as follows:

BEGINNING at an iron pin in a fence line, said point being located 1,544 feet west of the southeasterly corner of the property drawn on the aforesaid survey; thence with said fence line South 72°15' West 540 feet to an iron pin at a fence corner; thence with a fence line North 1°45' East 267 feet to an iron pin; thence North 72°14' East 450 feet to an iron pin and large post; thence South 17°45' East 250.9 feet to the point of beginning containing 2.85 acres more or less.

BEING part of the same property conveyed to Kate McLaughlin Story by deed of Mary Brainard Boyd, executrix under the will of Count R. Boyd, deceased, of record in Book 4080, page 660, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to an easement granted Tennessee Natural Gas Lines, Inc. by instrument of record in Book 1357, page 396, said Register's Office. This conveyance is also subject to the terms of an easement between Kate McLaughlin Story and W. L. Bainbridge Company dated September 29, 1969, recorded in Book 4368, page 641, said Register's Office, and the grantor transfers to the grantees all rights acquired by her under said easement.

This is unimproved ( ) improved (X) property, known as Buena Vista Road, 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 10 day of Oct., 1969

Kate McLaughlin Story

Kate McLaughlin Story

dbb

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 Kate McLaughlin Story

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 10 day of Oct, 1970

Commission expires 25 April 1972

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
KATE McLAUGHLIN STORY

TO
CLAUDE E. JOHNSON ET UX

A 93810

IDENTIF. REFERENCE

OCT 21 1 46 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 21 70	CONV	34,500.00			
OCT 21 70	S TAX		A*	89.70	
OCT 21 70	PR FEE		A*	.50	
OCT 21 70	W DEED		A*	3.00	* 93.20