FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $31,900.00

Wanda E. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August, 19 74.

Notary Public

MY COMMISSION EXPIRES: 2-5-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attys. 112 Stahlman Building, Nashville, Tennessee
NAME ADDRESS
from information furnished by the parties.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wanda E. Johnson (NAME)	Guaranty Mortgage Company (NAME)	13D 31805
4387 Cato Road (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Map 58
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 165

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, GLADYS J. CARNEY, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WANDA E. JOHNSON, unmarried

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:

BEING in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by C.J. Carney, dated April 15, 1965, as follows:

BEGINNING at a point in the centerline of Cato Road at the corner of a tract of 3.28 acres and being the southeast corner of this tract, said point being likewise southeast from a turn in Cato Road; thence along the line of said tract of 3.28 acres, north 81° west 501 feet to a point; thence north 2°45' west 70 feet to a point; thence north 72°30' east 445 feet along Mayer's line to a point in the centerline of Cato Road; thence with the centerline of the same, south 30° east 150 feet to the point of beginning, containing 1.11 acres, more or less.

BEING the same property conveyed to Joseph E. Carney and wife, Gladys J. Carney by deed from Betty L. Anderson, of record in Book 4362, page 25, Register's Office for Davidson County, Tennessee, the said Joseph E. Carney having since died.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a first mortgage Deed of Trust to Guaranty Mortgage Company of record in Book 3908, page 105, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is unimproved ( ) improved (X) property, known as 4387 Cato 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 5th day of August, 19 74

Gladys J. Carney
Gladys J. Carney

MSIXB

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gladys J. Carney, 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 5th day of August, 1974.

Commission expires 2-5-77

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
GLADYS J. CARNEY, a widow

TO
WANDA E. JOHNSON, unmarried

C 6 6 1 9 6

IDENTIF. REFERENCE

AUG 6 3 33 PM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

AUG-6 CONV
AUG-6 ST'S TAX 31,900.00 A* 82.94
AUG-6 PR'FEE A* .50
AUG-6 W'DEED A* 4.00 * 87.44

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENN. SEE 37201

Rec'd / Book 8