WARRANTY DEED

BOOK 4859 PAGE 453

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Walter P. Johnson and wife, Anne H. Johnson	Same	91-11
(NAME) 505 River Rock Dr	(NAME)	#292
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn 37209 (CITY) (P. O. ZONE) (STATE)	(STREET ADDRESS) (CITY) (ZONE) (STATE)	W12-6270

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) ---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to C. E. Francis and wife, Fannie J. Francis and secured by a vendor's lien of record in Book 4618, page 827, Register's Office for Davidson County, Tennessee.

WILLIAM L. JAMES, JR. and wife, PRISCILLA J. JAMES

have this day bargained and sold, and do hereby transfer and convey unto the said

WALTER P. JOHNSON and wife, ANNE H. JOHNSON

their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the westerly 13 feet of Lot No. 1020 and the easterly 24 feet of Lot No. 1022, Block No. 147, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said parts of Lots Nos. 1020, and 1022 front together 37 feet on the southerly side of Alabama Avenue and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to William L. James, Jr. and wife, Priscilla J. James by deed from J. T. Murphree, et al of record in Book 4685, page 339, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,500.00

Subscribed and sworn to before me, this the 10th day of October 19 74

Affiant

My commission expires: 4/27/77 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (XX) property, known as 5111 Alabama Avenue, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Walter P. Johnson and wife, Anne H. Johnson

their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1974 taxes

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Walter P. Johnson and wife, Anne H. Johnson

their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 10th day of October, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William L. James, Jr.

Priscilla J. James

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. [illegible], ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, William L. James, Jr. and wife, Priscilla J. James

the within named bargainor..., 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 Nashville, Tennessee, this 10th day of October, 19 74

Gail Pigg
Notary Public

My Commission Expires 4/27/77

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 ...

OCT 11 '74 CONV 23,500.00
OCT 11 '74 S'TAX A* 61.10
OCT 11 '74 PR'FEE A* .50
OCT 11 '74 W'DEED A* 4.00 * 65.60

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↑
IDENTIF. REFERENCE

OCT 11 1 50 PM '74

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

WARRANTY DEED

FROM
William L. James, Jr. et ux

TO
Walter P. Johnson et ux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Return to Gail Pigg