This Instrument was prepared by
RUTHERFORD, CROCKETT, GUENTHER,
306 Nashville Bank and Trust Bldg.
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ernest A. Johnson, Jr.	Ernest A. Johnson, Jr.	
(NAME) 2006 Jefferson Street	(NAME) Same	Map 47
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS)	Par. 58
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MO

Mail

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) ..... *Dollars,*

and other good and valuable considerations, receipt of all of which is hereby acknowledged,

I, Hattie Johnson, widow

have this day bargained and sold, and do hereby transfer and convey unto the said Ernest A. Johnson, Jr., his

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows: a remainder interest in as Described according to a survey made Feb. 18, 1943 by John Wilkes, Civil Engineer, as follows:

Beginning at a point in the center of the County Road known as Hyde Road and running thence south 88 deg. east with Jim Cato's southern Boundary line 933 feet to a dogwood on a ridge; thence south 36 deg. east with Reuben Rutherford's line and a fence 422 feet to a stone and small white Oak; thence south 41 deg. west with Turner McCall's line 582 feet to the center of Hyde Road; and thence, north 44 deg. west with the center of Hyde Road 1109 feet to the beginning, containing 10½ acres, more or less.

Being part of the property conveyed to Ernest Johnson and wife, Hattie Johnson by deed from John B, Cobb, County Court Clerk as of record in Book 1260, page 420, Register's Office for Davidson County, Tennessee, Ernest Johnson having since died.

Grantor reserves an estate for her life in the tract above described.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5,000.00

Subscribed and sworn to before me, this the 28th day of June, 1974

Affiant

My commission expires: (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as Sulphur Creek Road, Nashville, Tenn.
(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 Ernest A. Johnson, Jr., his *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ernest A. Johnson, Jr., his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 28th *day of* June, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Hattie Johnson

x Paul Cantrell

x Ina Claire Morris

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Carroll Gossett, a Notary Public in and for said County and State, Hattie Johnson, a widow

the within named 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 28th day of June, 19 74

Commission expires August 18, 1975 Carroll Gossett Notary Public

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.....

JAN-7[5]	CONV	*5,000:00				
JAN-7[5]	S'TAX		A*	13.00		
JAN-7[5]	PR'FEE		A*	.50		
JAN-7[5]	W'DEED		A*	4.00	*	17.50

WARRANTY DEED

FROM

Hattie Johnson, a widow

TO

Ernest A. Johnson, Jr.

C 83571

IDENTIF. REFERENCE

JAN 7 10 45 AM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-1631
NASHVILLE, TENNESSEE 37238