BOOK 4895 PAGE 70 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8TH DAY OF March, 19 75

Notary Public

MY COMMISSION EXPIRES: November 13, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David R. Johnson, et ux (NAME)	Home Federal Savings & Loan (NAME)	Map 63-4
Mount Vernon Dr. (STREET ADDRESS OR ROUTE NUMBER)	L & C Tower (STREET ADDRESS)	Par 55
Old Hickory Tenn (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	LW-09969

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, Gary K. Kimsey and wife, Sue Kimsey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David R. Johnson and wife, Marcella L. 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 Davidson County, Tennessee, being Lot No. 13 on the Plan of Lakewood Heights Subdivision, as of record in Book 3842, Page 25, Register's Office for said County.

Said Lot No. 13 fronts 100.0 feet on the westerly margin of Mount Vernon Drive and runs back between lines measuring 233.8 feet on the southerly line and 236.7 feet on the northerly line to a line in the rear measuring 100.0 feet thereon.

Being the same property conveyed to Gary K. Kimsey and wife, Sue Kimsey, by deed from Frank A. Harris and wife, Violette Darlyn Harris, of record in Book 4687, Page 98, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the herein named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 4687, Page 100, Register's Office for said County.

This instrument is made subject to restrictive covenants of record in Book 3966, Page 629, said Register's Office, and Book 4237, Page 202, said Register's Office. This instrument is also made subject to the Plan of record in Book 3842, Page 25, said Register's Office, and to all applicable local government planning and zoning regulations.

This is { unimproved ( ) / improved (X) } property, known as Lot No. 13, Mount Vernon Drive, Old Hickory, 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 our hand s, this 8TH day of March, 19 75

Gary K. Kimsey

Sue Kimsey

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 Gary K. Kimsey and wife, Sue Kimsey

the bargainor S, 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 8TH day of March, 19[illegible]

Commission expires November 13, 1977

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 Gary K. Kimsey, et ux

TO David R. Johnson, et ux

C 90227

IDENTIF. REFERENCE

MAR 11 11 56 AM '75

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

RECD

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR 11 75	CONV	*44,709.00			
MAR 11 75	S'TAX		A*	116.22	
MAR 11 75	PR'FEE		A*	.50	
MAR 11 75	W'DEED		A*	4.00	* 120.72