FORM NO. WD-1

BOOK 4904 PAGE 871

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF April 19 75.

Notary Public

MY ~~COMMISSION EXPIRES~~: 10-9-78

(~~AFFIX SEAL~~)

THIS INSTRUMENT WAS PREPARED BY
McEwen Mortgage Co. 315 Union Street
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Buford F. Drake, et ux (NAME)	Same (NAME)	81-11 260
1702 Villa Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Mail Nashville (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Allen J. Johnson and wife, Geraldine Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Buford F. Drake and wife, Juanita S. Drake

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 the northerly 50 feet of Lot No. 348 on the Map of D. T. McGavock and Other's addition, as of record in Book 21, page 41, Register's Office for said County.

SAID part of said lot fronts 50 feet on the westerly side of 16th Avenue North and runs back between parellel lines 170 feet to an alley.

BEING the same property conveyed to Allen J. Johnson and wife Geraldine Johnson, by deed from Allen Patten Johnson and wife, Louise Johnson, of record in Book 4479, page 886, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a Deed of Trust of record in Book 4367, page 373 of the Register's Office of Davidson County, Tennessee.

This is ~~unimproved~~ ( ) improved (X) property, known as 1717 16th Avenue North
(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 15th day of April, 19 75

X Allen Johnson

X Geraldine Johnson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Allen J. Johnson and wife, Geraldine Johnson

the 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 15th day of April, 1975

Commission expires 2-28-76

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

C 94622

WARRANTY DEED

FROM
Allen J. Johnson, et ux

TO
Buford F. Drake, et ux

IDENTIF. REFERENCE

APR 17 11 48 AM '75
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

APR 17 75	CONV	*3,700.00			
APR 17 75	S'TAX		A*	9.62	
APR 17 75	PR'FEE		A*	.50	
APR 17 75	W'DEED		A*	4.00	* 14.12

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.