BOOK 5043 PAGE 175

This instrument was prepared by Earl Thompson, Atty. Nashville, Tenn.

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Raymond Mitchell,III, et ux | Same | |
| (NAME:) | (NAME:) | 48 |
| 4924 Boyd Drive | Same | 123 pt |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tn. | Same | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Ten ($10.00)---------- *DOLLARS* and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we,

Isacc J. Johnson and wife, Marie R. Johnson *have bargained and sold, and by these presents do transfer and convey unto the said* Raymond Mitchell, III and wife, Claudette C. Mitchell, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 212 on the Plan of Homeland Heights, Section 3, as of record in Book 3700, page 55, Register's Office for Davidson County, Tennessee.
Said Lot No. 212 fronts 150.0 feet on the westerly side of Homeland Drive, and extends back 350.0 feet on the northerly line and 305.60 feet on the southerly line to a line in the rear which measures 156.44 feet.
Being part of the property conveyed to Isaac J. Johnson and wife, Marie R. Johnson, by deed from Mrs. W. L. Hailey, of record in Book 4809, page 891, Register's Office for said County.

This conveyance is made subject to a ten-foot easement for public utilities along the southerly and westerly lines of premises and drainage and anchor easement located on premises, a 200-foot building setback line from Homeland Drive, and conditions of owner's certificate as shown on plan of record in Book 3700, page 55, Register's Office for Davidson County, Tennessee and restrictive covenants contained in an instrument of record in Book 3987, page 453, 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 $7,000.00

Affiant

Subscribed and sworn to before me, this the 19th day of July, 1976.

Notary Public

My commission expires: 2-18-79

(Affix Seal)

DAVIDSON COUNTY, TN

unimproved ( )
This is ~~improved~~ property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* Raymond Mitchell, III and wife, Claudette C. Mitchell, their *heirs and assigns, forever.*

*And* we *do covenant with the said* Raymond Mitchell, III and wife, Claudette C. Mitchell *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.*

*And* we, Isaac J. Johnson and wife, Marie R. Johnson *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Raymond Mitchell, III and wife, Claudette C. Mitchell, their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hand* s *this* 14th *day of* July, *19* 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Isaac J. Johnson

Marie R. Johnson

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Elizabeth G. Ambrose, a Notary Public in and for said County and State, the within named Isaac J. Johnson and wife, Marie R. Johnson

the bargainors, 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 19th day of July, 19 76

Elizabeth G. Ambrose, Notary Public.

Commission Expires 2-18-80

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at , this day of , 19 .

, Notary Public.

Commission Expires .

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 .

Mail to: Raymond Mitchell, III
4924 Boyd Drive Nashville, TN 37218

# WARRANTY DEED

FROM

ISAAC J. JOHNSON, ET UX

TO

EARL THOMPSON, TRUSTEE

D 59450

IDENTIF. REFERENCE

JUL 21 10 35 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

| | | | | | | |
|---|---|---|---|---|---|---|
| JUL 21 76 | CONV | *7,000.00 | | | | |
| JUL 21 76 | S'TAX | | B* | 18.20 | | |
| JUL 21 76 | PR'FEE | | B* | .50 | | |
| JUL 21 76 | W'DEED | | B* | 8.00 | * | 26.70 |