AD VAX BILL TO-ROTHER R. JOHNSON 4110 HYDES FERRY PIKE, NASHVILLE, TENN.

made/ AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create tenants in the entirety

map 81-11 parc. 196

WE, CHRISTINE BROWN JOHNSON BOOK 5136 PAGE 686

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do hereby transfer and convey unto J. F. McClellan, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being the northerly 33 1/3 feet of the southerly 66 2/3 feet of Lot No. 385 on the Plan of McGavock, Wetmore and other's Second Addition, called Addition to Town of McGavock, as of record in Book 21, page 41, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 385 fronts 33 1/3 feet on the westerly side of 17th Avenue, North, formerly James Street, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Grant Clark, Jr., single, by Deed from James H. Watkins and wife, Vivian Watkins, of record in Book 4160, page 852, Register's Office for Davidson County, Tennessee, the said Grant Clark, Jr. having died October 9, 1969, and Mattie L. Johnson, William C. Clark, George Clark, and Christine Brown Johnson, brothers and sisters of the deceased, being his only heirs-at-law.

~~Being the same property known as 1609½-17th Avenue North, Nashville, Tennessee~~

Being the same property conveyed to Christine Brown Johnson, by Deed from William C. Clark, Et Al, of record in Book 4524, page 74, Register's Office, Davidson County, Tennessee.

THIS INSTRUMENT WAS PREPARED BY:
ATTORNEY J. F. McCLELLAN, 941 JEFFERSON STREET,
NASHVILLE, TENNESSEE 37208

THIS IS IMPROVED PROPERTY KNOWN AS 1609½-17th AVENUE NORTH, NASHVILLE, TENN.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said TRUSTEE, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, the GRANTORS Christine Brown 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 TRUSTEE, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said TRUSTEE, for and in consideration of the sum of ONE AND NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto said Rother R. Johnson & wife, Christine Brown Johnson heirs and assigns, hereinafter referred to as the GRANTEES, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

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 and assigns, forever.

And I do covenant with the said GRANTEES that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, the said TRUSTEE, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of a any gender shall be applicable to all genders.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 31st day of March, 19 77.

Christine Brown Johnson

Rother R. Johnson

J. F. McClellan
Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, a Notary Public in and for said County and State, the within named Rother R. Johnson and wife, Christine Brown Johnson and J. F. McClellan, Trustee 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 31st day of March, 19 77.

My Commission Expires May 25, 1979

Commission expires _____ Notary Public Dora T. McClellan

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY

Deed

From: CHRISTINE BROWN JOHNSON

to: J. F. McCLELLAN Trustee.

AND

From: J. F. McCLELLAN Trustee.

to: ROTHER R. JOHNSON & WIFE, CHRISTINE BROWN JOHNSON

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

FORM 1010 REVISED

BOOK 5136 PAGE 687

5,000.00

31st March 1977.

Notary Public

My Commission Expires:

(AFFIX SEAL)

D 9 9 0 0 6

CROSS REFERENCE

APR 14 2 18 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

APR 15 '77 MISC B* 4.00 * 4.00