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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

DONALD L. JOHNSON AND WIFE,

GWEN M. JOHNSON

TO

JAMES E. STANTON AND WIFE,

LOU W. STANTON

For draftsman's use

This instrument prepared by

CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Stanton & wife	Fidelity Federal Savings & Loan (NAME)	Map 161-6
Lou W. Stanton (NAME)		
Ashley Drive (STREET ADDRESS OR ROUTE NUMBER)	Fourth & Union Street (STREET ADDRESS)	Parcel 55
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

E 11407

IDENTIFICATION REFERENCE

JUN 28 9 00 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

William C. Caldwell
4205 Hillsboro Rd. Suite 104
Nashville, TN 37215
Ph: 383-0690

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF June 1977.

Notary Public

MY COMMISSION EXPIRES: 5-2-79

(AFFIX SEAL)

For and in Consideration of the sum of ----------Ten Dollars and No/100----------

----------($10.00)----------DOLLARS

cash in hand paid by James E. Stanton and wife, Lou W. Stanton, and other good and valuable considerations, receipt of which is hereby acknowledged, and the agreement by the said James E. Stanton and wife, Lou W. Stanton to assume and agree to pay the unpaid balance of a loan in the original principal amount of $35,000.00 to Fidelity Federal Savings & Loan Assoc., secured by a deed of trust of record in Book 5020, page 867, Register's Office for Davidson County, Tennessee, payable in conformnity with the terms and conditions stated therein.

DONALD L. JOHNSON AND WIFE, GWEN M. JOHNSON,
GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said

JAMES E. STANTON AND WIFE, LOU W. STANTON, 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. 107 on the Plan of Huntington Park, Section 1, as of record in Book 4175, page 10, Register's Office for said County.

Said Lot No. 107 fronts 75.0 feet on the westerly margin of Ashley Drive and extends back along the parallel lines 150.0 feet to a dead line in the rear measuring 75.0 feet thereon.

Being the same property conveyed to Donald L. Johnson and wife, Gwen M. Johnson by deed from Norman T. Stahl and wife, Sandra L. Stahl, of record in Book 5020, page 865, Register's Office for Davidson County, Tennessee.

This conveyance is made subect to restrictive covenants contained in instrument of record in Book 4225, page 778, said Register's Office, and the Plan of record in Book 4175, page 10, said Register's Office, shows an owner's certificate, a 30-foot minimum building setback line from Ashley Drive and a 10-foot easement for public utility and drainage purposes along the rear line of said lot. And a 2.5 X 25-foot utility anchor easement located on the northeast corner of said lot.

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This is unimproved ( ) improved (X) property, known as Ashley Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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. except as of record

And we, Grantors 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.

Witness hand this 24th day of June, 19 77

(DONALD L. JOHNSON)

(GWEN M. JOHNSON)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald L. Johnson and Gwen M. 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 24th day of June, 19 77

W. C. Caldwell, Notary Public.

Commission expires 5/2/79

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 .

CONV 12,000.00
5* 124.80
5* .50
5* 4.00 * 129.30