BOOK 5173 PAGE 270

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JULY, 19

Notary Public

MY COMMISSION EXPIRES: 2-24-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charmissa J. Butts (NAME)	Federated Financial Mortgage Corporation (NAME)	4D-34923
309 Monaco Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 CIRCLE 75 PARKWAY, #700 (STREET ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	ATLANTA, GA 30339 (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 Jack D. Johnson and wife Edith H. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charmissa J. Butts and Walter Butts

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:

BEING Lot No. 18 on the Plan of Hermitage Estates, Section 5, as of record in Book 4175, Page 67, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Jack D. Johnson and wife, Edith H. Johnson by deed from Diversified Equities, Inc. of record in Book 4878, Page 482, Register's Office for said County.

THIS conveyance is subject to restrictive covenants of record in Book 3460, Page 583 and Book 4200, Page 227, and any existing easements of record.

This is improved (X) unimproved ( ) property, known as 309 Monaco Drive (House Number) (Street) Hermitage, TN 37076 (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 hands this 15TH day of JULY, 19

Jack D. Johnson

Edith H. Johnson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack D. Johnson and wife Edith H. 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 15TH day of JULY 19 77.

Commission expires 5-14-78

Notary Public

WILLIAM L. BERKLEY NOTARY PUBLIC AT LARGE TENNESSEE

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

E 15403

WARRANTY DEED

FROM
Jack D. Johnson

TO
Charmissa J. Butts

IDENTIF. REFERENCE

JUL 20 9 56 AM '77

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

JUL 20 77	CONV	45,000.00			
JUL 20 77	S'TAX		B*	117.00	
JUL 20 77	PR'FEE		B*	.50	
JUL 20 77	W'DEED		B*	4.00	* 121.50