BOOK 5204 PAGE 547

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Ruth H. Stepulis and husband,

John J. Stepulis

TO

Jeffrey L. Johnson
and wife
Mary Louise

For draftsman's use

This Instrument Was Prepared By
DINNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nashville, Tenn. (NAME)	Commerce Union Bank (NAME)	136-06-90
Jeffrey L. Johnson (STREET ADDRESS OR ROUTE NUMBER)	800 Main St. (STREET ADDRESS)	
260 Clearlake Dr. West (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

OCT 3 11 23 AM '77

FELIX Z. HILL II REGISTER
DAVIDSON COUNTY, TENN.

E29116

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 52,327.94 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF October 1977

Notary Public

MY COMMISSION EXPIRES: August 4, 1979

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100ths----------

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

cash in hand paid by grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption and agreement to pay the balance owing to Commerce Union Bank on a promissory note secured by a deed of trust to J. G. Palmer, Trustee, of record in Book 5051, page 134, Register's Office for Davidson County, Tennessee, WE, RUTH H. STEPULIS AND HUSBAND, JOHN J. STEPULIS

have bargained and sold, and by these presents do transfer and convey unto the said

Jeffrey L. Johnson and wife Mary Louise

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. 323 on the Plan of Section Five, Priest Lake Park, as of record in Book 4460, pages 174, 175 and 176, said Registers Office.

Said Lot No. 323 fronts 98.0 feet on the westerly margin of Clearlake Drive and extends back 125.0 feet on the northerly line and 130.0 feet on the southerly line to a dead line in the rear, measuring 98.13 feet thereon.

Being the same property conveyed to Ruth H. Stepulis and husband, John J. Stepulis by deed from Philhall Corporation of record in Book 5051, page 132, Register's Office, for Davidson County, Tennessee.

The grantee further hereby assumes the obligation of Ruth H. Stepulis under the terms of the instruments creating the loan to indemnify the veterans administration to the extent of any claim payment arising from the grantee or insurance of the indebtedness above mentioned.

OCT-3F	CONV	52,327.94			
OCT-3F	S'TAX		B*	135.90	
OCT-3F	PR'FEE		B*	.50	
OCT-3F	W'DEED		B*	4.00	* 140.48

BOOK 5204 PAGE 548 WD-2

This is unimproved ( ) improved (X) property, known as 260 Clearlake Drive, Nashville, Tennessee 37217
(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 Jeffrey L. Johnson and wife Mary Louise heirs and assigns, forever.

And we do covenant with the said Jeffrey L. Johnson and wife Mary Louise 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 do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jeffrey L. Johnson and wife Mary Louise, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 11th day of August, 19 77

Ruth H. Stepulis
Ruth H. Stepulis

John J. Stepulis
John J. Stepulis

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Charles F. Wells, Jr., a Notary Public in and for said County and State, the within named Ruth H. Stepulis and ~~wife~~ HUSBAND John J. Stepulis 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 11th day of Aug, 19 77

Charles F. Wells, Jr., Notary Public.

Commission expires Aug 1, 1979

CHARLES F. WELLS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .