FORM NO. WD-1

BOOK 5232 PAGE 999

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,500.00

X [signature] Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF December, 1977

[signature] Notary Public at Large

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

This Instrument Was Prepared by
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Cates, Sr. (NAME)	Fidelity Federal Savings & Loan Assn (NAME)	Map 84-12
3214 Merlyn Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 120
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	3DZ-68335

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, NATHANIEL B. JOHNSON AND WIFE, LUCY H. JOHNSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES H. CATES SR. AND WIFE, THELMA L. CATES

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:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Lincoya Hills Subdivision, of record in Plat Book 1835, page 91, said Register's Office.

Said Lot No. 41 fronts 100 feet on the easterly side of Merlyn Lane and runs back 178.4 feet on the northerly line and 187.8 feet on the southerly line to a line in the rear which measures 127.0 feet thereon.

Being the same property conveyed to Nathaniel B. Johnson and wife, Lucy H. Johnson by deed from Sara K. Shanks and husband, John W. Shanks, Jr. of record in Book 2540, page 307, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3214 Merlyn Drive, Nashville, Tennessee 37214
(House Number) (Street) (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 9th day of December, 1977

Nathaniel B. Johnson

Lucy H. Johnson

CONT'D NEXT PAGE

CONT'D NEXT PAGE

STATE OF TENNESSEE
Davidson County

Continuation of BOOK 5232 PAGE 997A

Personally appeared before me, Robert W. Thurman, Jr., a Notary Public in and for said County and State, the within named Nathaniel B. Johnson and wife, Lucy 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 9th day of December, 19 77

Commission expires _____

Robert W. Thurman, Jr.
Notary Public at Large

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) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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

$37,500.00 560561-3

WARRANTY DEED

FROM
Nathaniel B. Johnson and wife,
Lucy H. Johnson

TO
James H. Cates, Sr. and wife,
Thelma L. Cates

E 41599

IDENTIF. REFERENCE
rec

DEC 13 3 05 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 13 77	CONV	37,500.00			
DEC 13 77	S'TAX		B*	97.50	
DEC 13 77	PR'FEE		B*	.50	
DEC 13 77	W'DEED		B*	4.00	* 102.00