BOOK 5295 PAGE 51

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,900.00

Bobby Dale Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF June, 78

Notary Public

MY COMMISSION EXPIRES: July 12, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby Dale Johnson, et ux	Guaranty Mortgage Company (NAME)	86-11-B-107
Unit 11-5 (NAME)	783 Old Hickory Blvd. (STREET ADDRESS)	4D-89088
428 Raintree Place (STREET ADDRESS OR ROUTE NUMBER)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	
Nashville, TN (CITY) (STATE) (P. O. 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, Walter S. Latture and wife, Lynda D. Latture

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby Dale Johnson and wife, Sarah J. Johnson

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:

Unit number 11-5, Building number 11 in Raintree Village, (a condominium) created under Chapter 27, Title 64, of the Tennessee Code Annotated, and as established by a Master Deed of record in Book 4753, page 140, Register's Office for Davidson County, Tennessee, and as shown on the plat of Hermitage Woods Condominium Apartments, Phase II and II-A, of record in Book 4675, pages 36 through 38 in said Register's Office, to which reference is hereby made. Garage number 11-5-G is a limited common element for the exclusive use of the occupant of said unit.

Being the same property conveyed to Walter S. Latture and wife, Lynda D. Latture by deed from Ibec-Martin Corporation of record in Book 4832, page 902, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust of record in Book 4832, page 905, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is unimproved ( ) improved (X) property, known as Unit #11-5, 428 Raintree Place, Nashville, TN
(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 my hand this 6th day of June, 19 78

Walter S. Latture
BY: Sherrie Carroll
Attorney in Fact

Lynda D. Latture
BY: Sherrie Carroll
Attorney in Fact

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____ _____
Notary Public

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM Walter S. Latture, et ux

TO Bobby Dale Johnson, et ux

E 69560

IDENTIF. REFERENCE

JUN 7 9 11 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-7	CONV	44,900.00		
JUN-7 S'TAX			B*	116.74
JUN-7 PR'FEE			B*	.50
JUN-7	W'DEED		B*	4.00 * 121.24

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

STATE OF TENNESSEE]
COUNTY OF DAVIDSON] ...

On this 6th day of June, 1978, before me personally appeared Sherri Carroll, to me known to be the person who executed the foregoing instrument in behalf of Walter S. Latture and Lynda D. Latture, and acknowledged that she executed the same as the free act and deed of said Walter S. Latture and wife, Lynda D. Latture.

NOTARY PUBLIC

My commission expires: July 11, 1981