ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
	First Federal Savings and Loan	2D52883
(NAME)	(NAME) Union at Fourth	136-14-126
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged,

I,

A. J. Johnson,

JUL-6 78 CONV 67,900.00
JUL-6 78 S'TAX B* 176.54
JUL-6 78 PR'FEE B* .50
JUL-6 78 W'DEED B* 4.00 * 181.04

have bargained and sold, and by these presents do transfer and convey unto the said Michael D. Fitts and wife, Rebecca L. Fitts,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 57 on the Plan of Castlegate, Section 2-A, of record in Book 5200, page 10, Register's Office for Davidson County, Tennessee, more fully described as follows:

Said Lot No. 57 fronts 92.99 feet on the easterly margin of Lake Terrace Drive and extends back 224.52 feet on the southerly line and 245.83 feet on the northerly line, which is a broken line, to a line in the rear, on which it measures 42.21 feet.

Being part of the same property conveyed to A. J. Johnson by deed from K & W, Inc., of record in Book 5224, page 986, said Register's Office, and by Quitclaim Deed from K & W, Inc., of record in Book 5278, page 477, Register's Office for Davidson County, Tennessee.

Gail M. Johnson, wife of A. J. Johnson, hereby joins in the execution of this instrument for the purpose of conveying any and all interest including all marital rights which she may have in the subject property.

This conveyance is subject to easements, restrictions, setback lines of record, and taxes for the current year applicable to said property.

unimproved ( )
This is improved (x) property, known as 652 Lake Terrace Drive (House Number) (Street)
Nashville, Tennessee 37217 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 3rd day of July, 19 78.

A. J. JOHNSON

Gail M. Johnson
GAIL M. JOHNSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5307 PAGE 839

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. J. Johnson and wife, Gail M. Johnson,

the bargainor s, 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 3rd day of July, 1978.

My commission expires 8-13-80 Notary Public Dorothy E. Wilson

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 67,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

/ Michael D Fitts

Sworn to and subscribed before me this 3rd day of July, 1978.

My commission expires 8-13-80 Notary Public Dorothy E. Wilson

This instrument was prepared by:

Name	Address

This instrument prepared by
STEPHENSON, LACKEY AND WAITE
First Federal Building
Nashville, Tennessee 37219

E 7.5 1.7.8.

WARRANTY DEED

FROM A. J. JOHNSON AND WIFE,

TO GAIL M. JOHNSON

MICHAEL D. FITTS AND WIFE,

REBECCA L. FITTS

IDENTIF. REFERENCE

JUL 6 2 01 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219