WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ R48000.00

William K. Johnson Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July, 1978

Notary Public

MY COMMISSION EXPIRES: My Commission Expires AUG. 14, 1978

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, Tennessee 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William K. Johnson, Sr. (NAME)	Fidelity Federal Savings & Loan (NAME)	73 12
2414 Wilford Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 2 28
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Stephen T. Francis and wife, Anita O. Francis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William K. Johnson, Sr. and wife, Roberta M. 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:

Land in Davidson County, Tennessee, being Lot No. 271 on the Plan of Section Foure, Addition Two, Sunset View, as of record in Book 2854, page 64, Register's Office for said County.

Said Lot No. 271 fronts 120 feet on the north side of Wilford Drive and runs back 239.4 feet on the west line and 224.7 feet on the east line to a dead line in the rear, which is a broken line, on which it measures 116.2 feet.

Being the same property conveyed to Stephen T. Francis and wife, Anita O. Francis by deed from Robert J.B. Davis and wife, Sarah M. Davis, of record in Book 4712, page 972, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2414 Wilford Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37214 (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 hand s this 6th day of July, 1978

Stephen T. Francis

Anita O. Francis

Stephen T. Francis

Anita O. Francis

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stepehn T. Francis and wife, Anita O. Francis

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 6th day of July, 19 78

Robert W. Thurman, Jr. Notary Public

My Commission Expires AUG. 14, 1978

NOTARY PUBLIC AT LARGE TENNESSEE

Commission Expires

STATE OF
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 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 official seal at office at on this the day of , 19

My commission expires

Notary Public

E 76302

IDENTIFICATION REFERENCE

JUL 12 2 43 PM '78

FELIX [illegible] REGISTER
DAVID[illegible]

JUL 12 78	CONV	48,000.00		
JUL 12 78	S'TAX		B* 124.80	
JUL 12 78	PR'FEE		B* .50	
JUL 12 78	W'DEED		B* 4.00	* 129.30

511271-9

$48,000.00

WARRANTY DEED

FROM
Stephen T. Francis et ux

TO
William K. Johnson, Sr. et ux

TITLE INSURED BY POLICY NUMBER:

FIDELITY [illegible] AND LOAN [illegible] NASHVILLE

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York