This Instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5322 PAGE 251

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Anthony S. Johnston et ux		Map 130-6
(NAME) 4420 Warner Place	(NAME) SAME	Parcel 60
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37205	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00)---------- Dollars, cash in hand paid by Anthony S. Johnston and wife, Patricia A. Johnston and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Rife Sibley Hughey, Jr. and wife, Annette Phillips Hughey

have this day bargained and sold, and do hereby transfer and convey unto the said Anthony S. Johnston and wife, Patricia A. Johnston, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the easterly 100 feet of Lot No. 19 on the plat of a subdivision of Block "C" in Belle Meade Plan No. 2, as of record in Book 421, page 58, Register's Office for said County.

Said part of lot No. 19 fronts 100 feet on the northerly side of Warner Place and extends back between parallel lines 301 feet on the easterly line and 296-1/2 feet on the westerly line to the southerly line of lot No. 20 on said plan.

Being the same property conveyed to Rife S. Hughey, Jr. and wife, Annette Phillips Hughey by warranty deed from Mary D. Vess, of record in Book 3462, page 135, Register's Office for Davidson County, Tennessee, the said Annette Phillips Hughey having quitclaimed her interest to Rife Sibley Hughey, Jr., of record in Book 5122, page 44, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 162,000.00

Subscribed and sworn to before me, this the 4th day of August 1978

Affiant

My commission expires: 12/5/79 (Affix Seal)

Notary Public

This is (unimproved ( ) improved (X)) property, known as 4420 Warner Place (House Number) Nashville, Tennessee (Street) (P. O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Anthony S. Johnston and wife, Patricia A. Johnston, their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except for 1978 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Anthony S. Johnston and wife, Patricia A. Johnston, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 3rd day of August, 1978, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Rife Sibley Hughey, Jr.

Annette Phillips Hughey

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, George W. Pickens, *a Notary Public in and for said County and State,* Rife Sibley Hughey, Jr. and wife, Annette Phillips Hughey

the within named 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* August, *19* 78.

George W. Pickens
Notary Public

GEORGE W. PICKENS ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

Commission expires 12/5/79

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 .....

AUG-8 78	CONV	90,000.00			
AUG-8 78	CONV	72,000.00			
AUG-8 78	S'TAX		B*	421.20	
AUG-8 78	PR'FEE		B*	.50	
AUG-8 78	W'DEED		B*	4.00	* 425.70

WARRANTY DEED

FROM
Rife Sibley Hughey, Jr. et ux

TO
Anthony S. Johnston et ux

E 81558

IDENTIF. REFERENCE

AUG 8 1 15 PM '78

FELIX Z. ELSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

GEO. L. WADDEY & SON, INC.
204 Stahlman Building
Nashville, Tennessee 37201