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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR ~~THIS~~ TRANSFER IS $ 47,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF November, 1978.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires OCT. 17, 1982

(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kirk L. Johnson et ux (NAME)	Fidelity Federal Savings & Loan (NAME)	150-3
3317 Country Way (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 96 Jd
Antioch , Tenn. 37013 (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, Randall Phillips Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kirk L. Johnson and wife, Joyce 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. 86 on the Plan of The Country, Section 3, as of record in Book 5200, page 44, Register's Office for said County.

Said Lot No. 86 fronts 136.28 feet on the southerly margin of Country Way Road and runs back 100.22 feet on the easterly line and 133.36 feet on the westerly line, to a line in the rear, measuring 97.54 feet thereon.

Being part of the same property conveyed to Philhall Corporation and Randall Phillips Builders, Inc. by deed from Robert Leland Henley and wife, Dearah Hill Henley, of record in Book 4684, page 351, said Register's Office; the said Philhall Corporation having since quitclaimed their interest in said property to Randall Phillips Builders, Inc., of record in Book 5077, page 462, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as 3317 Country Way (House Number) (Street) Antioch (P. O. Address) , 37013 (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 its hand s this 16th day of November, 1978

RANDALL PHILLIPS BUILDERS, INC.

By: Lunsford M. Hollins Jr.

STATE OF TENNESSEE
Davidson County

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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, Dorothy Murphree, a Notary Public within and for the State and County aforesaid, personally appeared LUNSFORD M. HOLLINS, JR.
and XXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon (~~their several oaths~~ his oath) acknowledged (~~themselves~~ himself) to be the VICE-PRESIDENT and XXXXXXXXXXXXXXXXXX respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such VICE-PRESIDENT and _____ (~~they~~), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said LUNSFORD M. HOLLINS, JR. as such VICE-PRESIDENT, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of November, 19 78

My commission expires My Commission Expires OCT. 17, 1982

Dorothy J. Murphree
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

5/15385

WARRANTY DEED

FROM

Randall Phillips Builders, Inc.

TO

Kirk L. Johnson and wife, Joyce M. Johnson

STATE OF TENNESSEE
CITY OF NASHVILLE
LOCAL GOVERNMENT FINANCE ACT 1957

F 0 1 0 5 3

IDENTIF. REFERENCE

Nov 20 3 14 PM '78

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV20 78	CONV	47,500.00			
NOV20 78	S'TAX		B*	123.50	
NOV20 78	PR'FEE		B*	.50	
NOV20 78	W'DEED		B*	4.00	* 128.00