BOOK 5459 PAGE 206 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000

James E O'Steen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF July 1979

Winnie F. Lynch
Notary Public

MY COMMISSION EXPIRES: 6-7-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles Patrick Flynn, Atty. 214 Third Avenue, No., Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wallace Tunks James M. Johnson (NAME)	Wallace Tunks James M. Johnson (NAME)	118-6
2928 Sidco Drive (STREET ADDRESS OR ROUTE NUMBER)	2928 Sidco Drive (STREET ADDRESS)	Par 20
Nashville, Tn. 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37204 (CITY) (STATE) (ZIP)	Re

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~~ I, JAMES E. O'STEEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES M. JOHNSON AND WALLACE TUNKS

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:

A tract of land in the 6th Civil District of Davidson County, Tennessee, being Lot No. 73 in Sidco Subdivision Section II, of record in Book 2331, page 93, Register's Office for Davidson County, Tennessee.

Said Lot No. 73 fronts 100 feet on the easterly side of Sidco Drive and runs back between parallel lines 230 feet to the center line of the L & N Railroad lead tract right of way.

Being the same property conveyed to James M. Johnson, Wallace E. Tunks and James E. O'Steen from Inmont Corporation by deed of record in Deed Book 4954, page 317, Register's Office for Davidson County, Tennessee.

It is the intent of the Grantor by this instrument to convey to the Grantees all of his interest in the above described real estate which consists of an undivided 1/3 interest.

Grantees hereby assume Grantors liability evidenced by a certain note, payable to Fidelity Federal Savings & Loan Assoc. which is secured by a Deed of Trust covering the subject property at Deed Book 4954, page 319, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2928 Sidco Drive, Nashville, Tennessee 37204
(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 2nd day of ~~June~~ July, 19 79

James E O'Steen

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Winnie J. Stinson, a Notary Public in and for said County and State, the within named James E. O'Steen

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2 day of ~~June~~ July 19 79

Commission expires 6-7-80

Winnie J. Stinson
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

3738 [illegible] CHECK

WARRANTY DEED

FROM

JAMES E. O'STEEN

TO

WALLACE TUNKS AND

JAMES M. JOHNSON

F. 37932

IDENTIF. REFERENCE

JUL 2 3 50 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			30000.00- CO	
			79.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	84.50-
			3738A07/02/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 37932

IDENTIF. REFERENCE

JUL 2 3 50 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 694549