Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5540 PAGE 561

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Samuel L. Johnson	Mercantile Mortgage Company	117-6-133
(NAME)	(NAME)	
2804 Wortham Avenue	P. O. Box 14569	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215	St. Louis, Missouri 63178	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Samuel L. Johnson and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Fridrich and Hooper Realty Company, a partnership consisting of Jerry D. Fridrich and Hale Hooper

have this day bargained and sold, and do hereby transfer and convey unto the said Samuel L. Johnson

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Sterling Square, as of record in Book 5050, page 85, Register's Office for said County. Said Lot No. 2 fronts 82.00 feet on the east side of Wortham Avenue and extends back 120.66 feet on the north line and 135.01 feet on the south line to a dead line measuring 86.03 feet thereon.

Being part of the property conveyed to Fridrich and Hooper Realty Company, a partnership consisting of Jerry D. Fridrich and Hale Hooper by deeds from Ronald W. Cooper, Trustee of record in Book 5225, page 410, said Register's Office and Lynn Ellsworth, Jerry N. Slack and Ronald W. Cooper of record in Book 5243, page 80, said Register's Office.

This conveyance is subject to the Plan of record in Book 5050, page 85, Register's Office for said County, which shows an Owner's Certificate, 20-foot building set-back line from Wortham Avenue and a 10-foot easement for public utilities; and restrictive covenants of record in Book 5204, page 270, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 115,000.00

Subscribed and sworn to before me, this the 3 day of Dec 19 79

Affiant Samuel L. Johnson

My commission expires: 4-18-82 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 2804 Wortham Avenue, Nashville, Tennessee 37215
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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 1979 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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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* December *19* 79 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

FRIDRICH AND HOOPER REALTY COMPANY, a partnership consisting of Jerry D. Fridrich and Hale Hooper

By: Hale Hooper

By: Jerry D. Fridrich

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NANCY L. KOIA, *a Notary Public, in and for said County and State,* JERRY D. FRIDRICH & HALE HOOPER

the within named bargainor...s, 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 NASHVILLE *Tennessee, this* 3 *day of* Dec., 19 79.

Nancy L. Koia *Notary Public*

Commission expires 4-18-82

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 .....

245 [illegible] CHECK

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

B-233713

WARRANTY DEED

FROM
Fridrich and Hooper Realty Company, a partnership

TO
Samuel L. Johnson

F 66961

IDENTIF. REFERENCE

DEC 6 11 22 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

115000.00- CO
299.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 305.50-
0245A12/06/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F66961

IDENTIF. REFERENCE

DEC 6 11 22 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 729995