FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 14th DAY OF May, 19 84.

Notary Public

MY COMMISSION EXPIRES: 4/15/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernie L. Johnson etux (NAME)	Morris Mortgage Corp. (NAME)	108-12-0 A 043.00
1328 Quail Valley Road (STREET ADDRESS OR ROUTE NUMBER)	Ste. 355, 1000 Circle, 75 Prkwy. (STREET ADDRESS)	03D87106
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30339 (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, TennReal, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ernie L. Johnson and wife, Ann W. 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:

A certain Condominium in Davidson County, Tennessee, being Lot No. 31 Unit 43, on the Condominium site Plan Phase Seven Lots 29-52 and 80, Section Four, Quail Valley, of record in Book 5200, page 522, Register's Office for said County.

Said Lot No. 31 fronts 80.00 feet on the westerly margin of Quail Valley Road and extends back 144.07 feet on the northerly line and 139.19 feet on the southerly line to a dead line in the rear, measuring 62.93 feet thereon.

Being part of the same property conveyed to TennReal, Inc. by deed from Harold Reeves, Trustee with Full power of record in Book 5911, page 298, Register's Office for Davidson County, Tennessee.

Master Deed and By-Laws, which contain restrictive covenants and other matters of record in Book 6058, page 828 ; Book 4800, page 254; Book 5884, page 534; all in Register's Office for said County.

All assessments provided for in the above referenced Master Deed and By-Laws, which have become due and payable prior to or at the time of the proposed conveyance, must be paid.

This is unimproved ( ) improved (X) property, known as 1328 Quail Valley Road (House Number) (Street) Nashville, TN 37214 (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 14th day of May, 19 84

TennReal, Inc.
BY: Paul Johnson
Paul Johnson--Vice President

CHECK
05/16 156.00
7046

VF
JP

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of _____

Personally appeared before me, _____, a Notary Public of said county, _____

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of Tennessee

County of Davidson

Before me, the undersigned _____ of the state and county aforesaid, personally appeared Paul Johnson _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the TennReal, Inc. _____, the within named bargainor, a corporation, and that he as such Vice-President _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by himself as Vice-President _____.

WITNESS my hand and seal, at office in Nashville, TN _____, this 14th day of May _____, 19-84.

Rebecca A. Kelley
NOTARY PUBLIC

My commission expires:
10-21-84

WARRANTY DEED

FROM
TennReal, Inc.

TO
Ernie L. Johnson and wife,
Ann W. Johnson

PATRICIA SPICER CARDEN
ATTORNEY AT LAW
1008 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

RECEIVED FOR RECORD
MAY 16 12 45 PM '84
DAVIDSON COUNTY, TENN.

12251.0

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

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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

57500.00- CAMT.
149.50 CSTAX
.50 PRFEE
6.00 WDEED
BOOK 156.00-
2046A05/16/84 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12251 IDENTIF. REFERENCE MAY 16 12 45 PM '84 REGISTER'S FEE

No.0036549