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

WARRANTY DEED

BOOK 6362 PAGE 716

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Claude R. Johnson et ux	Same	91-16-370
(NAME)	(NAME)	
5715 Maudina Ave		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tenn. 37209		
(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 Claude R. Johnson and wife, Mildred R. Johnson, and other good and valuable considerations accepted as cash the receipt of which is hereby acknowledged,

MarieRose Anne Sabatino, formerly MarieRose Anne Cavender, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said

Claude R. Johnson and wife, Mildred R. 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. 109 on the Plan Valley View Subdivision, Section 4, which is of record in Book 2330, page 175, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Terry L. Cavender and wife, MarieRose A. Cavender by deed from Walter Mack West and wife Willie Vineyard West of record in Book 5656, page 236, the said Terry L. Cavender and MarieRose A. Cavender having since divorced. By Final Order of record in Minute Book 138A, page 635, Fourth Circuit Court for Davidson County, Tennessee, a certified copy being of record in Book 6355, page 744, Register's Office of Davidson County, Tennessee, title vested in MarieRose Anne Sabatino Cavender and by said order she was restored to her maiden name of MarieRose Anne Sabatino.

As part of the aforesaid consideration, the grantees herein do hereby assume and agree to pay the unpaid balance of an indebtedness in the original principal amount of $23,000.00, secured by deed of trust of record in Book 5656, page 239, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 24,840.84

Subscribed and sworn to before me, this the 15th day of August 1984

Affiant

My commission expires: 10-19-86 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 4001 Dakota Avenue, Nashville, Tennessee 37209

(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.

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 15th day of August, 1984, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

MarieRose Anne Sabatino

MarieRose Anne Sabatino

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* MarieRose Anne Sabatino, formerly MarieRose Anne Cavender, unmarried

the within named bargainor , with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville *this* 16TH *day of* August, 1984.

H.B. Duncan
Notary Public

Commission expires 10-19-86

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

143950

IDENTIFICATION REFERENCE

AUG 20 9 15 AM '84

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

MarieRose Anne Sabatino, formerly MarieRose Ann Cavender, unmarried

TO

Claude R. Johnson and wife, Mildred R. Johnson

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

Mail Duncan Realty Co
4904 Clarkette Cove
37209

OFFICIAL RECEIPT

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

BOOK 6362 PAGE 718

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			24840.84- CAMT.	
			64.49 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	70.93-
			3293A08/20/64 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

143950

IDENTIF. REFERENCE

AUG 20 9 15 AM '64

DAVIDSON COUNTY, TN

No. 0062037