file 25 248081

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

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Gary Duane Wair (NAME) | Third National Mortgage Company (NAME) | |
| 537 Wesley Avenue (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 2628 (STREET ADDRESS) | MAP 71-8 |
| Nashville, Tennessee 37206 (CITY) (STATE) (ZIP) | Nashville,, Tennessee 37219 (CITY) (STATE) (ZIP) | PARCEL 24 |

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- BOOK 6536 PAGE 104

---------- $10.00 ---------- Dollars,

Cash in hand paid by Gary Duane Wair and wife, Christa Lynn Wair and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Ewing A. Johnston and wife, Taimie M. Johnston, Louie E. Johnston and wife, Vilma J. Johnston Ruth J. Norfleet and husband, Bobby C. Norfleet, Buies E. Johnston and Lindsay S. Johnston

have this day bargained and sold, and do hereby transfer and convey unto the said Gary Duane Wair, and wife, Christa Lynn Wair

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. 82 on the Map of Joywood Heights, Section one, as of record in Book 1130, page 91, Register's Office for said County.

Said Lot No. 82 fronts 60 feet on the northerly side of Wesley Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Hayden Johnston and wife, Clara O. Johnston, by deed from Oscar Bainbridge and wife, of record in Book 1518, page 387, said Register's Office, the said Hayden Johnston and wife, Clara O. Johnston having since died, he having predeceased her and she having died survived by the following named heirs-at-law: Ewing A. Johnston, Louie E. Johnston, Sr., Buies E. Johnston, Lindsay S. Johnston and Ruth J. Norfleet.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,500.00

Subscribed and sworn to before me, this the 11th day of April 19 85

Affiant Gary D. Wair

My commission expires: 5-20-87 (Affix Seal)

Notary Public Judy A Dopkins

NOTARY PUBLIC STATE OF TENNESSEE LARGE

537 Wesley Avenue, Nashville, Tennessee 37206

This is unimproved ( ) improved ( ) property, known as (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 11th day of April 19 85 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Louie E. Johnston, Sr.
Vilma J. Johnston
Ewing A. Johnston
Taimie M. Johnston

Ruth J. Norfleet
Buies E. Johnston, by his A/I
Ruth J. Norfleet
Lindsay S. Johnston, by his A/I
Ruth J. Norfleet
Bobby C. Norfleet

3182 04/8 91.00 CHEC

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,* Ewing A. Johnston and wife, Taimie M. Johnston, Louie E. Johnston and wife, Vilma J. Johnston, Ruth J. Norfleet and husband, Bobby C. Norfleet

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

*Witness my hand and official seal at* Nashville *Tennessee, this* 11th *day of* April, *19* 85

Judy A Dobbs *Notary Public*

*Commission Expires* 5-20-87

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 .....*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Ruth J. Norfleet, to me known to be the person who executed the foregoing instrument in the behalf of Buis E. Johnston and Lindsay S. Johnston and acknowledged that she executed the same as the free act and deed of the said Buis E. Johnston and Lindsay S. Johnston.

Witness my hand and official seal at Nashville, Tennessee the 15th day of April 1985.

My commission expires 5-20-87

Judy A Dobbs
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

TO

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

FELIX A. WILSON, Register
DAVIDSON COUNTY, TENNESSEE

APR 10 10 11 AM '85

IDENTIF. REFERENCE

1.9.7.5.5.5

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

RECEIVED OF _____

FOR _____ BOOK 6536 PAGE 106

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

32500.00- CAMT.
84.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 91.00-
9182A04/16/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.D. T.S.S.S. IDENTIF. REFERENCE
APR 10 10 31 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 126087