Box 2-4

FORM NO. WD-1

BOOK 6579 PAGE 970

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,900.00

Debra L. Karnes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June 19 85

Notary Public

MY COMMISSION EXPIRES 4-19-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Debra L. Karnes	Citicorp Homeowners, Inc.	PART OF
(NAME) 109 Brooke Castle Drive	(NAME) 670 Mason Ridge Center Drive	4D-06380
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, TN. 37076	(STREET ADDRESS) St. Louis, Missouri 63141	75-4/37
(CITY) (STATE) (P O ZIP)	(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, Aubrey H. Johnson, Jr. and wife, Thea Johnson

HEREINAFTER CALLED THE GRANTORS HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debra L. Karnes, unmarried

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 apartment in Davidson County, Tennessee, described as follows: Unit No. 109 in a Horizontal Property Regime as shown on the condominium site plan, Brooke Castle, as of record in Plat Book 6250, Page 156, and as amended subsequently in the Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to Aubrey H. Johnson, Jr. by deed from Miller Kimbrough, Trustee, of record in Book 6017, Page 863, Register's Office, Davidson County, Tennessee.

Thea Johnson herein joins to convey any and all rights and interest she may have; especially her marital rights.

THIS conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 6519, Page 747, said Register's Office.

This conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved (X) property, known as 109 Brooke Castle Drive, Hermitage, TN. 37076
(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 seised and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered 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 our hand s this 10th day of June, 19 85

Aubrey H. Johnson, Jr.

Thea Johnson

STATE OF TENNESSEE
Davidson County

6579 971

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Aubrey H. Johnson, Jr. and wife, Thea Johnson

the bargainor s, 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 10th day of June 1985

Commission expires 4-19-87

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

7445

J.I.2 3.9 9

IDENTIF. REFERENCE

JUN 12 11 38 AM '85

DAVIDSON COUNTY, TN

WARRANTY DEED

Aubrey H. Johnson, Jr. and wife, FROM

Thea Johnson

Debra L. Karnes TO

title escrow, inc.

suite 218
640 spence lane
nashville tennessee 37217

File Box #24

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

RECEIVED OF _____

FOR _____

BOOK 6579 PAGE 972

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
			45900.CO- CAMT.	
			119.34 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 125.84-	
7445A	06/12/85		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J. I. 2 3 9 9

IDENTIF. REFERENCE

JUN 12 11 38 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 143887