ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
AMBROSE W. J. CLAY		Map 92-4
1704 Ashwood, Avenue (NAME)	Same (NAME)	Par. 105
Nashville, Tennessee 37212 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6833 PAGE 754

* For and in consideration of the sum of -

TWO THOUSAND FIVE HUNDRED ($2,500.00) AND 00/100 - - - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Ambrose W. J. Clay, widower, the receipt of which is hereby acknowledged, Robert James Johnson, and Barbara Johnson, the only living heirs at law of the DECEDENT CHARLES CLIFTON JOHNSON, and with absolute authority to do so,

have bargained and sold, and by these presents do transfer and convey unto the said Ambrose W. J. Clay, Widower

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the northerly 34-1/2 feet of Lot No. 65 in Thomas Harding's First Addition to Nashville, a plan of which is of record in Book 19, page 241, Register's Office for Davidson County, Tennessee.

Said northerly part of Lot No. 65 fronts 34-1/2 feet on the westerly side of 12th Avenue, North, formerly Clay Street, and runs back between parallel lines 160 feet more or less to an alley.

Being the same property conveyed to Marilyn S. Crinel, by deed from Citizens Savings Bank & Trust Co., et al, Co-Executors, of record in Book 4805, page 224, Register's Office for Said County,

Being the same Property conveyed to Charles Clifton Johnson, unmarried, by deed from Marilyn S. Crinel, of record in Book 4821, page 687, Register's Office for said County.

93136

IDENTIFICATION REFERENCE

APR 21 10 45 AM '86

FELIX T. WILSON II REGISTER DAVIDSON COUNTY, TN

RUSH

unimproved ( )
This is improved (X) property, known as 1005 12th Ave., N. Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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 21st day of April, 1986.

Robert James Johnson

Barbara Johnson

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 6833 PAGE 755

State of Tenneesee

County of DAVIDSON

Personally appeared before me, _____, a Notary Public of said county, Robert James Johnson, Barbara Johnson, and Ambrose W. J. Clay, widower,

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 They executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 21st day of April, 19 86.

Ambrose W. Clay

NOTARY PUBLIC

My commission expires:

7-26-86

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, 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 _____, 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 himself as _____.

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

_____

NOTARY PUBLIC

My commission expires:

_____

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 2,500.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Ambrose W. Clay

Sworn to and subscribed before me this 21st day of April, 1986.

My commission expires 7-26-86 Notary Public Ambrose W. Clay

This instrument was prepared by:

AMBROSE W. J. CLAY, P.O. BOX 22642, Nashville, Tennessee 37202

Name Address

Title Policy No: AZ 318728 DUPLICATE AZ 051398 (TICM) ALTAOP, ATCI

WARRANTY DEED

FROM

ROBERT JAMES JOHNSON ET AL

TO

AMBROSE W. J. CLAY, WIDOWER

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6833 PAGE 756

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
			2500.00- CAMT.	
			6.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	13.00-
4964A	04/21/86		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 3 1 3 6

IDENTIFICATION REFERENCE

APR 21 10 45 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 239006