This Instrument Prepared by

Jerry C. Shelton, Attorney
Suite 401
200 Fourth Avenue, N.
Nashville, TN 37219

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | ~~SEND TAX BILLS TO~~ | MAP PARCEL NUMBERS |
|---|---|---|
| Herbert D. Gentry | Name & address of Mortgagee | |
| (NAME) 3204 Lakeland Drive | (NAME) None | 96-11-145 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee | (STREET ADDRESS) | |
| (CITY) (P. O ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Sixty-Five Thousand and 00/100 ($65,000.00)

*Dollars,*

payment of which is hereby acknowledged,

BOOK 7028 PAGE 554

we, Landon J. Johnson and wife, Anna A. Johnson,

*have this day bargained and sold, and do hereby transfer and convey unto the said* Herbert D. Gentry,

his *(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Hickory Bend Section I, as of record in Book 3300, page 38, Register's Office for said county.

Said Lot No. 81 fronts 80 feet on the northerly side of Lakeland Drive, and extends back 140.02 feet on the westerly line and 141 feet on the easterly line, to a dead line in the rear which is a broken line on which it measures 97.83 feet

Being the same property conveyed to Landon J. Johnson and wife, Anna A. Johnson, by deed from Edward S. Blair and wife, Oleda O. Blair, of record in Book 4962, page 215, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: Restrictive covenants of record in Book 3341 page 265, and Book 3615, page 38, and Book 3346, page 636, Register's Office for Davidson County, Tennessee. Item No. 17 of the restrictive covenants provides for payment of funds by each and every property owner necessary to operate and maintain a sewage disposal system. AND the Plan of record in Book 3300, page 38, said Register's Office, which shows an owner's certificate, certain setback lines and easements.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 65,000.00

Subscribed and sworn to before me, this the 28th day of October 19 86

Herbert D. Gentry
Affiant

My commission expires: 7-17-88
(Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 3204 Lakeland Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said* Herbert D. Gentry *(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.* 1986 property taxes prorated.

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Herbert D. Gentry *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 28th *day of* October, 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Landon J. Johnson
Anna A. Johnson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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*Personally appeared before me,* Dewey W. Pedigo, *a Notary Public in and for said County and State,* Landon J. Johnson and wife Anna A. Johnson

*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* 30 *day of* October, *19*86

Dewey W. Pedigo
*Notary Public*

*Commission expires* 9-11-90

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* .....

**WARRANTY DEED**

FROM
Landon J. Johnson and wife,
Anna A. Johnson

TO
Herbert D. Gentry

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

NOV 3 12 00 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

59325

**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 |
|---|---|---|---|---|

650[illegible].00- CAPT.
182.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 187.50-
1537A11/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 9 3 2 5

IDENTIFICATION REFERENCE

Nov 3 12 00 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 07624