BOOK 7040 PAGE 380

bop23

Address New Owner as Follows: Send tax bills to: - Map & Parcel

Everett Johnson
Rt. 1, Waller Road
Brentwood, Tn 37027

SAME

Map 118-8
Parcel 50
6DA-25640

WARRANTY DEED

FOR AND IN CONSIDERATION 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, Raymond Watson and wife, Hettie L. Watson hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said Everett Johnson and wife, Joanne Johnson, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 359 on the Plan of the Subdivision of Lot "A" in Grandview Heights, of record in Book 161, page 169, Register's Office for Davidson County, Tennessee.

Said Lot No. 359 fronts 50 feet on the easterly side of Kline Avenue and runs back between parallel lines, along the northerly margin of Melrose Street, 150 feet to an alley.

Being the same property conveyed to Raymond Watson and wife, Hettie L. Watson, by deed from Helen Louise Ford and husband, Charles Ford, of record in Book 7025, page 448, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 161, page 169, said Register's Office.

It is agreed and understood that the above-named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 7025, page 451, said Register's Office.

This is improved property known as 2324 Kline Avenue, Nashville, Tennessee.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Everett Johnson and wife, Joanne Johnson, their heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate 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 on this the 13th day of November, 1986.

Raymond Watson
Raymond Watson

Hettie L. Watson
Hettie L. Watson

313. 11/14 75.55- CHECK
6337.9
IDENTIFICATION REFERENCE
Nov 14 12 40 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Raymond Watson and wife, Hettie L. Watson, the within named bargainors, with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 13th day of November, 1986.

Carolyn Sizemore
NOTARY PUBLIC

CAROLYN SIZEMORE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 9-11-88

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $25,000.00.

Everett Johnson
Affiant

Subscribed and sworn to before me this the 13th day of November, 1986.

Carolyn Sizemore
NOTARY PUBLIC

CAROLYN SIZEMORE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 9-11-88

This instrument was prepared by:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service
9000 East Church Street
Brentwood, TN 37209

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

RECEIVED OF _____

FOR _____

BOOK 7040 PAGE 382

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
			250[illegible]/3- CAMT	
			70.00 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	76.50-
			61364 11/14/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6379

IDENTIFT REFERENCE

Nov 14 12 40 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 12105