BOOK 7113 PAGE 843

FORM No. WD-1

File 44

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,500.00

Fready L. Simmons, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19th DAY OF January, 1987.

A. Aaron Adams
Notary Public

MY COMMISSION EXPIRES: January 21, 1990

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE:	MAP PARCEL NUMBERS
Fready L. Simmons, Sr. (NAME)	FIRST INVESTMENT COMPANY (NAME)	MAP 83-3
2110 Pontotoc Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 749 (STREET ADDRESS)	PARCEL 85
Nashville, TN 37206 (CITY) (STATE) (P O ZIP)	COLUMBUS, OH 43216 (CITY) (STATE) (ZIP)	27W-16410

FOR AND 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, Billy R. Johnson and wife, Nell B. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fready L. Simmons, Sr. and wife, Alfreda A. Simmons

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.

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Pontotoc Subdivision, as of record in Plat Book 547, page 113, Register's Office for Davidson County, Tennessee and described as follows:

Said Lot No. 25 fronts 60 feet on the southerly side of Pontotoc Avenue and extends back between parallel lines 157 feet to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Billy R. Johnson and wife, Nell B. Johnson, by deed from Sharon K. Matson of record in Book 6125, page 739, Register's Office for Davidson County, Tennessee.

85929

IDENTIFICATION REFERENCE

JAN 21 4 03 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 2110 Pontotoc Avenue, Nashville, TN 37206
(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 heir 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 covey 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. 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 this 19th day of January, 19 87

Billy R. Johnson — Billy R. Johnson

Nell B. Johnson — Nell B. Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Billy R. Johnson and wife, Nell B. 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 GOODLETTSVILLE, Tennessee, this 19th day of January, 19 87

Commission expires January 21, 1990

C. Claire Gallaher
Notary Public

A. Aaron Adams

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

WARRANTY DEED

FROM
Billy R. Johnson and wife, Nell B. Johnson

TO
Fready L. Simmons, Sr. and wife, Alfreda A. Simmons

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

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

[illegible] CANT.
[illegible]158.20 CSTAX
.50 PRFE
6.00 MIS
CHK 164.70-
164330 1/21/87 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85929

IDENTIFICATION REFERENCE

JAN 21 4 03 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 37204