Prepared by: J. Blake Freeman, Atty., P. O. Box 1368, Madison, TN 37116

WARRANTY DEED

BOOK 7209 PAGE 528

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: Mortgagee	MAP PARCEL NUMBERS
William A. Johnson, et a (NAME)	Singleton Mortgage Corp. (NAME)	Map 43-8
4503 Murphy Rd (STREET ADDRESS OR ROUTE NUMBER)	6263 Poplar Avenue (STREET ADDRESS)	Parcel 8
Nashville, Tn 37209 (CITY) (STATE) (ZIP)	Memphis, TN 38119 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars,* and other good and valuable consideration, including the assumption of a mortgage loan in the original principal amount of $25,650.00 (Twenty five thousand six hundred fifty and no/100 Dollars) in favor of Tennessee Housing Development Agency of record in Book 5428, Page 499, Register's Office for Davidson County, Tennessee

We, James A. Kingsnorth, Jr. and wife, Anna E. Kingsnorth

have this day bargained and sold, and do hereby transfer and convey unto the said William A. Johnson and Patsy A. Justice Bogle

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

Land in the 4th Civil District of Davidson County, Tennessee, being Tract No. 7 on the unrecorded Plan of H. A. Youngblood's Subdivision, described according to a copy of a Map made by Cantrell, Connell & Morrison, dated May 1954, as follows:

Beginning at a point on the northwesterly margin of Shelby Street, at the common corner of Lots 4 and 7; thence with line of Lots 4, 5 and 6, N. 47 degrees 47' West 167.5 feet to a point; thence S. 43 degrees 01' West 54.1 feet to the corner of Lot 8; thence with the line between between Lots 7 and 8, South 44 degrees 17' East 164.8 feet to the northwesterly margin of Shelby Street; thence with the margin of the same, North 45 degrees 43' East 64.1 feet to the beginning.

Being the same property conveyed to James A. Kingsnorth, Jr. and wife, Anna E. Kingsnorth by deed from William M. Kennedy and wife, Nancy C. Kennedy as of record in Book 5428, Page 496, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 24,496.87

Subscribed and sworn to before me this the 20 *day of* Apr *19*87

Affiant

My commission expires 3-8-89 *(Affix Seal)*

Notary Public

NOTARY PUBLIC AT LARGE

unimproved ( )
This is improved (X) property, known as 100 Shelby Street, Old Hickory, TN *(House Number) (Street) P.O. Address (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (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 except for mortgage of record in Book 5428, Page 499, RODC and current years taxes.

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

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 20th *day of* April *19*87*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James A. Kingsnorth, Jr.

Anna E. Kingsnorth

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7209 PAGE 529

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* James A. Kingsnorth, Jr. and wife, Anna E. Kingsnorth

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 purposes therein contained*

Witness my hand and official seal at Madison, *Tennessee, this* 20th *day of* April, *19* 87

Notary Public

Commission expires 3-8-89

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 (or proved to me on the basis of satisfactory evidence), 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 _____

17115

WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

APR 21 9 41 AM '87

RELA Z. WELCH, JR. REGISTER
DAVIDSON COUNTY, TN

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710

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

RECEIVED OF _____

FOR _____

BOOK 7209 PAGE 530

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

24496.00 CAMT.
60.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 73.10
7091A04/21/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17115

IDENTIFICATION REFERENCE

APR 21 9 41 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 71868