Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Warren M. Johnson, Sr.
2012 Tyne Blvd.
Nashville, TN. 37215

MORTGAGEE:
Investors Federal Savings Bank
109 Walton Ferry Road
Hendersonville, TN. 37075

MAP-PARCEL NUMBERS:
MAP 144
PARCEL 71
FH 9458

WARRANTY DEED

BOOK 7335 PAGE 767

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

W. P. Russell, Jr. and wife, Lynne M. Russell

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Warren M. Johnson, Sr. and wife, Patricia K. Johnson

hereinafter called the Grantee, Grantee's 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. 2 on the plan of Trimble Compton's Resubdivision of the northern portion of Lot No. 3 on the plat of Division of the Lands of Joshua Compton as of record in Book 843, page 47, of record in Book 4675, page 27, Register's Office for said County.

SAID Lot No. 2 fronts 212.36 feet on the broken northerly margin of Tyne Blvd. and extends back 427.51 feet on the easterly line and 350.62 feet on the westerly line to a dead line in the rear, measuring 278 feet thereon.

BEING the same property conveyed to W. P. Russell, Jr. and wife, Lynne M. Russell by deed from Clarence Trimble Compton of record in Book 4757, page 692, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

FELIX E. WILSON JR. REGISTER
DAVIDSON COUNTY, TN
AUG 26 11 27 AM '87

IDENTIFICATION REFERENCE
59434

This is (~~un~~)improved property, known as ~~2012 Tyne Blvd., Nashville, TN. 37215~~.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 25th day of August, 1987.

Lynne M. Russell

W. P. Russell, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 25th day of August, 1987, before me personally appeared W. P. Russell, Jr. and wife, Lynne M. Russell, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Nov 1, 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7335 PAGE 768

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 410,000.00.

Warren M. Johnson, Sr.
Affiant

Subscribed and sworn to before me, this the 25th day of August, 1987.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE CHRISTY WILKINS IVEY

WARRANTY DEED

from:
W. P. Russell, Jr. and wife, Lynne M. Russell

to:
Warren M. Johnson, Sr. and wife, Patricia K. Johnson

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7335 PAGE 769

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

410000.00- CAMT.
1148.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 1154.50-
5864AU8/26/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.9.4.3.4.

IDENTIFICATION REFERENCE

AUG 26 11 27 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 09690