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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,928.88

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August

Notary Public

MY COMMISSION EXPIRES

AFFIX SEAL

NOTARY PUBLIC AT LARGE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTY.
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills To/Mortgagee Is:	MAP-PARCEL NUMBER
John P. Petrone et ux (NAME)	City Federal Savings Bank c/o Kissell Servicing Center (NAME)	02D59195
2952 Brantley Drive (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	150-06-0-011.00
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Springfield, Ohio 45501 (CITY) (STATE) (ZIP)	

FOR AND IN 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, Michael A. Johnson and wife, Charlene W. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John P. Petrone and wife, Vicki T. Petrone

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. 359 on the plan of Resubdivision of Lot No. 359 Percy Priest Meadows Sec. 1 (Resubdivision of Reserve Parcel 34) & Lot No. 251 Cherry Hills Sec. 8, of record in Book 4660, page 175, Register's Office for said County.

Said Lot No. 359, which is a corner lot, fronts 50.00 feet on the northwesterly margin of Brantley Drive and fronts 90.11 feet on the southwesterly margin of Cherry Hills Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 133.76 feet on the southwesterly line and 97.56 feet on the northwesterly line to a point of intersection.

Being the same property conveyed to Michael A. Johnson and wife, Charlene W. Johnson by deed from Barbara Perry, a single person, of record in Book 6647, page 107, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6647, page 110 as assigned at record in Book 6656, page 393, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This conveyance is made subject to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (XX) property, known as 2952 Brantley Drive, (House Number) (Street) Antioch, (P. O. Address) TN 37013 (City or Town)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs 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 convey 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 31st day of August, 19 87

Michael A. Johnson

Charlene W. Johnson

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Michael A. Johnson and wife, Charlene W. Johnson, 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 purpose therein contained.

WITNESS my hand, at office, this 31st day of August, 19 87.

NOTARY PUBLIC

My commission expires: 7-13-91

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as

WITNESS my hand and seal, at office in

this day of , 19.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Michael A. Johnson and wife,

Charlene W. Johnson

TO

John P. Petrone and wife,

Vicki T. Petrone

SEP 3 2 54 PM '87

DAVIDSON COUNTY, TN

IDENTIFICATION

9 2 4 5 8

PATRICIA SPICER CARDEN

Attorney At Law

236 Fourth Avenue North

Suite 200

Nashville, Tennessee 37219

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 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

7892[illegible] CASH
260.7[illegible] CHECK
[illegible] [illegible]
6.00 [illegible]
CHECK 267.42-
9343A03/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62458

IDENTIFICATION REFERENCE

SEP 3 2 54 PM '87

[illegible]
DAVIDSON COUNTY, TN

No. 13096