THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230, 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Harry C. Tinsley 2145 Utopia Avenue Nashville, TN 37210	Same	Map 81-7 Parcel 127

FOR AND IN CONSIDERATION of the exchange of like property of the same value by the hereinafter Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged; including the assumption by the Grantees of the balance of an indebtedness to Dennis Roberson secured by a Deed of Trust of record in Book 6838, page 704, Register's Office for Davidson County, Tennessee,

I, Sarah L. Johnson
hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Harry C. Tinsley and wife, Mickey Tinsley

hereinafter called the Grantee(s), 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 part of Lot No. 12 on the Plan of J. D. Owen's Buena Vista Lots, as of record in Book 15, page 10 and 11, Register's office for said County, described as follows:

Beginning at a point in the westerly margin of 10th Avenue, North, 108.5 feet southerly from the intersection of the westerly margin of Cass Street; thence westwardly 127 feet to a point in the easterly margin of an alley; thence with the easterly margin of said alley, southwardly 48.5 feet to the northwest corner of the Stamps lot; thence with the northern boundary line of said Stamps' lot eastwardly 128 feet, more or less, to a point in the westerly margin of said 10th Avenue North northwardly 48.5 feet to the beginning.

Being the same property conveyed to Sarah L. Johnson by deed from J. Orlando R. Westbrooks by deed of record in Book 7373, page 311, Register's Office for Davidson County, Tennessee. The said Robert Johnson joins in this conveyance to convey any interest he may have as the husband of Sarah L. Johnson.

( ) unimproved
This is (x) improved property at 2019 10th Avenue, North, Nashville, TN 37208

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 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 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 **hands** this 19th **day of** January, **1988.**

Robert C. Johnson
ROBERT JOHNSON

Sarah L. Johnson
SARAH L. JOHNSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert Johnson and Sarah L. Johnson the within named bargainors, 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 Nashville, Tennessee, this 19th day of January, 1988.

My Commission Expires:
11-12-89

Phyllis Keenan
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 13,992.30.

Mickey M. Tinsley
AFFIANT

Subscribed and sworn to before me this 19th day of January 1988.

My Commission Expires:
11-12-89

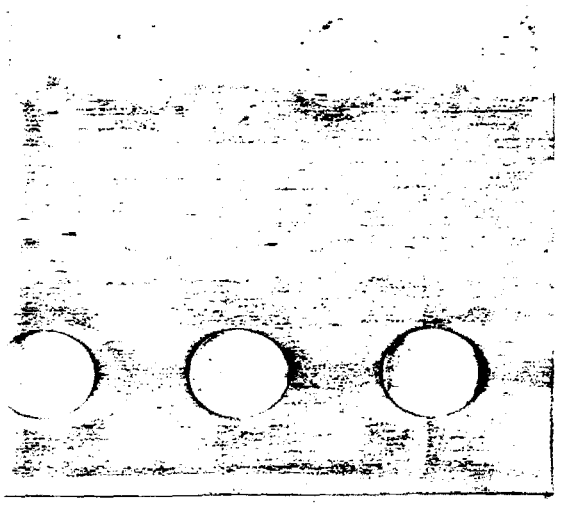
Phyllis Keenan
NOTARY PUBLIC

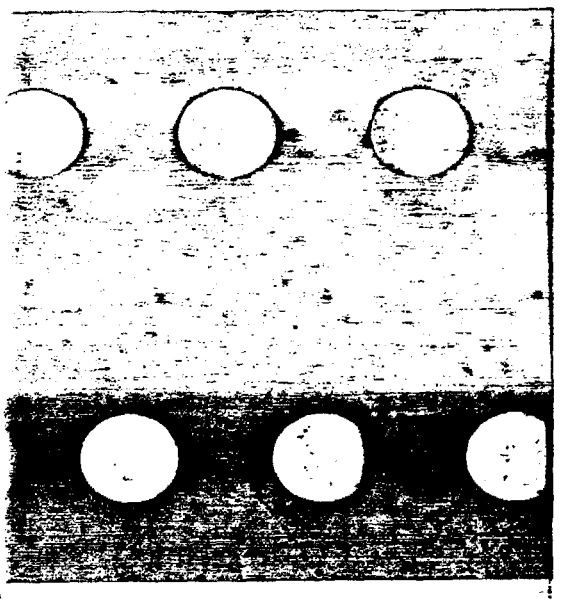
RUSH

JAN 22 9 34 AM '88
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

9 9 4 6 3





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7454 PAGE 110

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

CAMT 13992.30
CON TX 39.20
PRFEE 0.50
MDEED 6.00
~~TOTA 45.70~~
~~CHGR 45.70~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/22/98 01 09:37 0001 0426

99463

IDENTIFI REFERENCE

JAN 22 9 34 AM '98

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 55361