THIS INSTRUMENT PREPARED
FROM INFORMATION FURNISHED
BY THE PARTIES.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,344.62

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 89

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

BOOK 7845 PAGE 580

FILE BOX 45

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME		ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS		SEND TAX BILLS TO		MAP-PARCEL NUMBERS
Joe A. Johnson		Sunshine Mortgage Corporation		MAP 142-7
(NAME)		(NAME)		
127 Westerly Drive		P. O. Box 9274		PARCEL 9
(STREET ADDRESS OR ROUTE NUMBER)		(STREET ADDRESS)		
Nashville, TN 37221		Marietta, GA 30065		09D27770
(CITY) (STATE)	(P.O ZIP)	(CITY) (STATE)	(ZIP)	

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, Scott A. Johnson and wife, Lynn D. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joe A. Johnson and wife, Sharlene Johnson

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.

BEING Unit No. 127, of Willow Pointe Condominiums created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6772, page 257, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the Plan of Willow Pointe Condominiums set forth as Exhibit "A" of said Master Deed, for a more complete identification and description of said Unit.

Being the same property conveyed to Scott A. Johnson and wife, Lynn D. Johnson, by deed from Investment Building Group, of record in Book 7191, page 100, said Register's Office.

This conveyance is made subject to all terms and provisions of the Master Deed, of record in Book 6772, page 257, Register's Office for Davidson County, Tennessee.

34622

TENNESSEE REAL ESTATE TRANSFER

May 22 8 35 AM '89

8157 05/22 0101 03CHECK 245.09

This is improved (XX) unimproved ( ) property, known as 127 Westerly Drive, Nashville, TN 37221
(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 s this 19th day of May, 1989

Lynn D. Johnson

Scott A. Johnson

BOOK 7845 PAGE 581

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 Scott A. Johnson and wife, Lynn D. Johnson

the 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 Nashville Tennessee, this 19th day of May 1989

Commission expires 9/9/89

Notary Public

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

Scott A. Johnson
Lynn D. Johnson

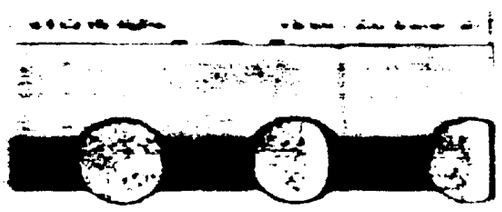
TO

Joe A. Johnson
Sherlene Johnson

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7845 PAGE 582

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	72344.62
CON TX	238.59
PRFEE	0.50
WDEED	6.00
TOTAL	245.09
CHECK	245.09

05/22/89 01 08:37 0001 8157

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



346 22

IDENTIFICATION REFERENCE

MAY 22 8 35 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 211548