BOOK

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EDWARD H. JOHNSON	NEW OWNER	MAP 117-13-B
(NAME)	(NAME)	
115 Abbottsford Drive		PARCEL 82.00 CO
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		FB #7DA91433
(CITY) (STATE) (P. O. ZIP)	(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, HERBERT & COMPANY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD H. JOHNSON and wife, BERNICE JOHNSON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 115 on the Plan of Phase One of Abbottsford, as of record in Plat Book 6250, pages 419-421, amended in Book 6771, page 683, and in Book 6800, page 164, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Herbert & Company by deed from William S. Westermann and wife, Ruth Elizabeth Westermann, of record in Book 7496, page 448, said Register's Office.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictive Covenants and Reciprocal Easements of record in Book 6478, page 177, amended in Book 6530, page 242; (3) Declaration of Covenants, Conditions and Restrictions of record in Book 6537, page 303; (4) Dedication of Common Area of record in Book 7175, page 761; (5) Charter of record in Book 6548, page 213; (6) Easements of record in Book 1286, page 690, and in Book 1037, page 572; (7) Agreement of record in Book 6555, page 328; and (4) All matters appearing on the Plan of record in Plat Book 6250, pages 419-421, said Register's Office.

3 6 2 1 7

IDENTIFICATION REFERENCE

MAY 26 8 22 AM '89

REGISTER'S OFFICE DAVIDSON COUNTY, TN

0068 05/26 0101 03CHECK 1291.85

This is improved (XX) unimproved ( ) property, known as 115 Abbottsford Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 23rd day of May, 1989.

HERBERT & COMPANY
By: Sam B. Herbert, President
SAM B. HERBERT, President

COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sam B. Herbert

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of HERBERT & COMPANY the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this 23rd day of May, 19 89

My commission expires 3/27/93 Notary Public Catherine Chesney

CATHERINE CHESNEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $389,500.00

Bernice M. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 1989

MY COMMISSION EXPIRES: 3/27/93 Catherine Chesney
(AFFIX SEAL) Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

HERBERT & COMPANY

TO

EDWARD H. JOHNSON and wife,
BERNICE JOHNSON

PLEASE RETURN TO: FILE BOX 38

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT
389500.00
CON TX 1285.35
PRFEE 0.50
WDEED 6.00
TOTAL 1291.85
CHECK 1291.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/26/89 01 08:11 0001 0068

362117

IDENTIFICATION REFERENCE

MAY 26 8 22 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 213440