THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 7906 PAGE 484

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DONALD L. JOHNSON	FIRST TENNESSEE BANK	MAP 83-5
(NAME)	(NAME)	
806 North 14th Street	P.O. Box 1000 Department 47	PARCEL 371
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37206	Memphis, Tennessee 38148	23W 12380
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of SEVENTY THOUSAND ONE HUNDRED FORTY SEVEN AND 21/100----- *Dollars,*

2323 08/03 0101 03CHECK 241.33

MARY KATE POTTS, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said DONALD L. JOHNSON, unmarried

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to First Tennessee Bank National Association of record in Book 7349, page 662, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is 70,147.21

Affiant

Subscribed and sworn to before me this the 31st *day of* July, *19* 89

My commission expires March 11, 1990 *(Affix Seal)*

Notary Public

This is improved ( ) unimproved (XX) property, known as 806 North 14th Street, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 31st *day of* July *19* 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Kate Potts
MARY KATE POTTS - GRANTOR

DONALD L. JOHNSON - GRANTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7906 PAGE 485

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* MARY KATE POTTS and DONALD L. 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 purposes therein contained*

Witness my hand and official seal at Nashville, *Tennessee, this* 31st *day of* July, *19*89.

Mitchell A. Watts
Notary Public

Commission expires 3/11/90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *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* _____ _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM

MARY KATE POTTS, unmarried

TO

DONALD L. JOHNSON, unmarried

EXHIBIT "A"

LEGAL DESCRIPTION

806 NORTH 14TH STREET, NASHVILLE, DAVIDSON COUNTY, TENNESSEE

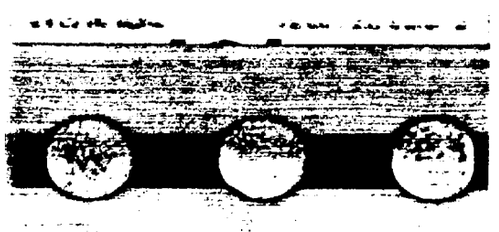
Land in Davidson County, Tennessee, being parts of Lots Nos. 4 and 5 of Block 1 on the corrected Plan of T.P. Weakley's Subdivision, of record in Book 421, page 50, Register's Office for Davidson County, Tennessee, described as follows:

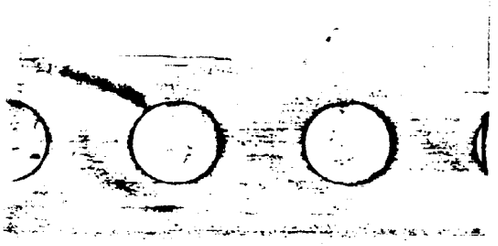
BEGINNING on the easterly margin of North 14th Street at the northwest corner of the property conveyed to Robert Lane Lovelace et ux, by deed of record in Book 1285, page 151, Register's Office for Davidson County, Tennessee, said point being 72.0 feet South of the South margin of Seymore Avenue, formerly Franklin Avenue; thence along Lovelace's North line, eastwardly 111.0 feet to a point on the West line of the property conveyed to Bertha Zeitlin Reiser, by deed of record in Book 1031, page 229, Register's Office for said county, thence along Reiser's westerly line, northwardly 69.5 feet, more or less, to the South margin of Seymore Avenue; thence with the margin of same, westwardly 97.2 feet to the southeast intersection of the same with North 14th Street; thence with the margin of North 14th Street, southwardly 72.0 feet to the point of beginning.

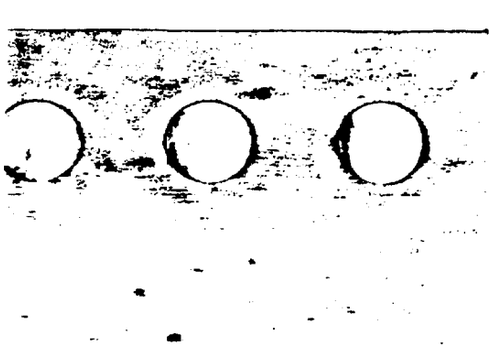
BEING the same property conveyed to Mary Kate Potts, unmarried, by deed from Bonnie R. Cook, et vir, Vernon E. Cook, Jr., Betty R. Butler et vir, Gary R. Butler, Frances M. Robertson, widow, Sterling V. Shearon et ux, Susan Diane Shearon, of record in Book 7349, page 659, Register's Office for Davidson County, Tennessee.

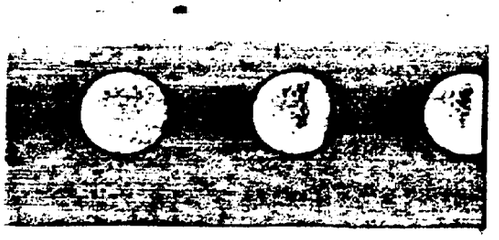
5.4966

TENNESSEE REAL ESTATE TRANSFER TAX
Aug 3 12 01 PM '89
FELIX Z. WILSON, JR., REGISTER
DAVIDSON COUNTY, TENNESSEE









OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7906 PAGE 487

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	70147.21
CON TX	231.33
PRFEE	1.00
TDEED	9.00
ERR	CO
TDEED	9.00-
WDEED	9.00
TOTAL	241.33
CHECK	241.33

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/03/89 01 0102 0001 2323

5 4 9 6 6

IDENTIFICATION

AUG 3 12 01 PM '89

FELIX Z. WILSON II REGISTER

No. 235652