THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Alan D. Johnson
1804 Beechwood Avenue
Nashville, TN 37212

MORTGAGEE:
Leader Federal Bank for Savings
P.O. Box 275
Memphis, TN 38101-0275

MAP-PARCEL NUMBERS:
MAP 114-16
PARCEL 221
24W-11615

WARRANTY DEED

BOOK 7916 PAGE 146

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jeanne M. Plas, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Alan D. Johnson and wife, Nina M. Johnson hereinafter called the Grantee, Grantee's 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 the westerly 50 feet of Lot No. 210 on the plan of Belmont Land Company's Plan of Lots called "Belmont Heights", of record in Book 421, page 34, Register's Office for said County.

SAID part of Lot No. 210 fronts 50 feet on the northerly margin of Beechwood Avenue and extends back 192.3 feet on the westerly line and 192.9 feet on the easterly line to a dead line in the rear, measuring 50 feet thereon.

Being the same property conveyed to Jeanne M. Plas by deed from Norman Calway-Fagan and wife, Norma Calway-Fagan of record in Book 6719, page 443, Register's Office for Davidson County, Tennessee.

58274

IDENTIF. REFERENCE

Aug 16 10 39 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

6234 08/16 0101 03CHECK 516.85

This is (~~not~~) improved property, known as 1804 Beechwood Avenue, Nashville, TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 14th day of August, 1989.

Jeanne M. Plas

STATE OF TENNESSEE
COUNTY OF Davidson

On this 14th day of August, 1989, before me personally appeared Jeanne M. Plas, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 154,500.00.

_____
Affiant

Subscribed and sworn to before me, this the 14th day of August, 1989.

My Commission Expires: Oct 9, 1991

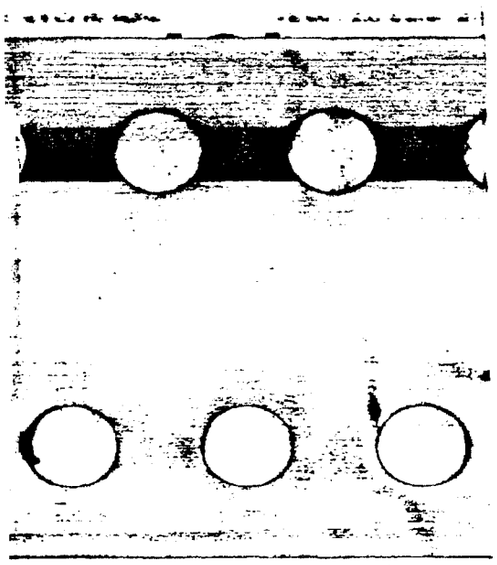
_____
Notary Public

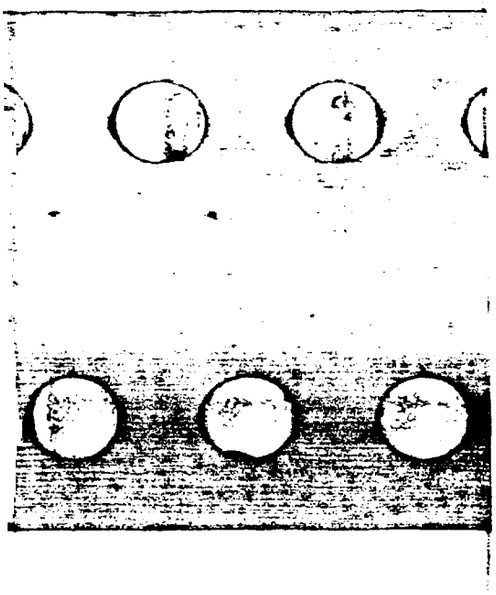
WARRANTY DEED

from:
Jeanne M. Plas, unmarried

to:
Alan D. Johnson and wife,
Nina M. Johnson

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7916 PAGE 148

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	154500.00
CON TX	509.85
PRFEE	1.00
WDEED	6.00
TOTAL	516.85
CHECK	516.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/15/89 08 16:41 0001 6234

58274

IDENTIF. REFERENCE

AUG 16 10 39 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 239503