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:
Charles E. Ferrell	National Mortgage Co.	Map 119-13
2606 Foster Avenue	4041 Knight Arnold Rd.	Parcel 256
Nashville, TN 37210	Memphis, TN 38118	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named 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 National Mortgage Company secured by a Deed of Trust of record in Book 6705, page 944, and re-recorded in Book 6727, page 456, Register's Office for Davidson County, Tennessee,
we, Ralph D. Johns and wife, Donna L. Johns,
hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto
Charles E. Ferrell and wife, June W. Ferrell

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 Lot No. 16 on the Plan of Patterson's Subdivision of Maple Hill, of record in Book 332, page 75, Register's Office for said County, to which reference is made for a more complete description.**
>
> **Being the same property conveyed to Ralph D. Johns and wife, Donna L. Johns by deed from Ralph D. Johns of record in Book 6705, page 942, and to Ralph D. Johns by deed from Donald Dobbs, Sandra Dobbs Lewis, Peggy Dobbs Aikens, Horace Eugene Dobbs, Louise Dobbs Maize, and Joyce A. Dobbs Horvath, all the heirs of Margaret Dobbs, of record in Book 5720, page 236, Register's Office for Davidson County, Tennessee.**

unimproved ( )
This is improved (x) property, known as 418 McIver St., Nashville, TN

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, to warrant and defend title 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 7th day of September, 1989.

Ralph D. Johns
RALPH D. JOHNS

Donna L. Johns
DONNA L. JOHNS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 7933 PAGE 654

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ralph D. Johns and Donna L. Johns, 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 7th day of September, 1989.

My Commission Expires:

AUG. 2, 1993

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $30,600.00.

AFFIANT

Subscribed and sworn to before me this 7th day of September, 1989.

My Commission Expires:

AUG. 2, 1993

NOTARY PUBLIC

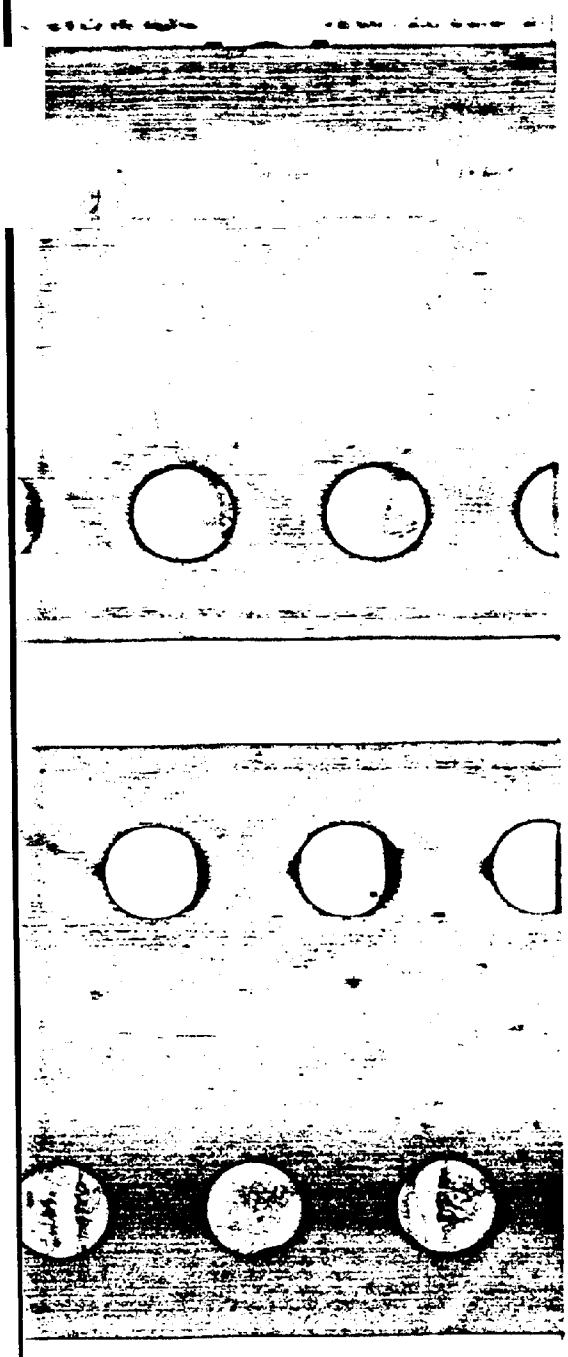
2756 09/08 0101 03CHECK 107.98

64498

IDENTIFICATION REFERENCE

SEP 8 9 12 AM '89

FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7933 PAGE 655

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 30600.00
CON TX 100.98
PRFEE 1.00
WDEED 6.00
TOTAL 107.98
CHECK 107.98

09/08/89 01 09:12 0001 2756

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 4 9 8.

IDENTIFICATION REFERENCE

SEP 8 9 12 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 246772