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BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September 19 90

Notary Public

MY COMMISSION EXPIRES: May 26, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, Tn. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald Lewis Johnson (NAME)	Sovran Bank/Central South (NAME)	MAP 172-1A
26 Nickleby Court (ADDRESS)	P O Box 220 (ADDRESS)	PAR 22
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Franklin, TN 37065 (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, Joan W. Maggio

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO: Gerald Lewis Johnson and wife, Edna Eloise 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:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plat of Copperfield as of record in Plat Book 6900, pages 555 thru 559, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Russell Maggio and wife, Joan W. Maggio by deed from Thompson Homes, Inc. of record in Book 7680, page 164, Register's Office for Davidson County, Tennessee. Said property having since been transfered by Quitclaim Deed to Joan W. Maggio of record in Book 7696, page 566, said Register's Office.

And I, Russell Maggio, husband of the within Joan W. Maggio, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in the said property by virtue of my marriage or otherwise.

unimproved ( )
This is improved (X) property, known as 26 Nickleby Court, Brentwood, TN 37027
(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 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 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 my hand this 24th day of September, 19 90

Joan W. Maggio

Joan W. Maggio

Russell Maggio

BOX 15

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 Joan W. Maggio and husband, Russell Maggio

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of September, 19 90.

Commission expires May 26, 1993

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 and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

61381

IDENTIF. REFERENCE

OCT 1 2 13 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

WARRANTY DEED

FROM

Joan W. Maggio

TO

Gerald Lewis Johnson and wife, Edna Louise Johnson

RETURN TO:

Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, Tn. 37215

MAIL TAX BILL TO GRANTEE

469.57

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 39900.00
CON TX 461.67
PRFEE 1.00
WDEED 6.00
TOTAL 469.67
CHECK 469.67

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/01/90 01 14:15 0001 5999

61381

IDENTIF. REFERENCE

OCT 1 2 13 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 360291