BOOK 8342 PAGE 679

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
240[5] Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cb) (Title No: 30768)
Dav. Co. File: Box 8

PERCY WILKINS, JR. 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: $ 160,000.00

Frank Steven Johnson
Affiant

Sworn and subscribed before me this 26th day of April, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Frank Steven Johnson
301 Battle Road
Antioch, TN 37013

MORTGAGEE:
Countrywide Funding Corporation
155 N. Lake Ave., P.O. Box 7137
Pasadena, CA 91109-7137

MAP-PARCEL NUMBERS
5D-22055, 883-82

WARRANTY DEED

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, the undersigned **Thomas Loyd Burton and spouse,Tana Marie Burton,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Frank Steven Johnson and spouse, Carla A. Johnson**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being a portion of Tract No. 13 on the survey of a portion of Burkitt Estates Farm, by A & A Engineer's, Inc. dated 5/18/76; and being more particularly described according to the mortgage loan inspection by John Kohl & Co., P. C., Registered Land Surveyor, Tennessee dated April 22, 1991, file No. 51727-B-103, as follows:

BEGINNING at a point on the easterly margin of Battle Road located on the northwesterly front corner of tract 14 on said survey of Burkitt Estate Farm; thence, leaving said margin of Battle Road, south 85 degrees 10 minutes 12 seconds east, 1185.15 feet, more or less, with the northerly line of said tract 14, to a point, located on the westerly margin of Burkett Road; thence, with said westerly margin of Burkett Road in a northerly direction 242.27 feet more or less, to a point, being located on the northeasterly corner of the herein described tract; thence, leaving said margin of Burkett Road, north 82 degrees 45 minutes 21 seconds west, 689.69 feet, more or less, then continuing in a westerly direction, north 79 degrees 36 minutes 50 seconds west, 532.28 feet, to a point on the said easterly margin of Battle Road; thence, south 5 degrees 26 minutes 21 seconds west, 320.0 feet, with the said easterly margin of Battle Road, to the point of beginning.

BEING the same property conveyed to Thomas Loyd Burton and wife, Pamela Wheeler Burton by Installment Deed from Louise Burkitt, A. J. Burkitt, L. H. Burkitt and Lucien H. Burkitt, executor of the Estate of Mary Elizabeth Burkitt of record in Book 5047, page 722, said Register's Office. Thomas Loyd Burton and Pamela Wheeler Burton have since been divorced by final decree of the 4th Circuit Court for Davidson County, Tennessee Doc. #89D-2814. Pamela Wheeler Burton has since conveyed her interest in subject property to Thomas Loyd Burton by quitclaim deed of record in Book 8155, page 223, said Register's Office.

FELIX Z. H... REGISTER
DAVIDSON COUNTY, TN.
MAY 1 4 04 PM '91
IDENTIF. TREFERENCE
11054

This is improved property, known as: 301 Battle Road, Antioch, TN 37013

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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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.

WITNESS THE EXECUTION HEREOF this 25th day of April, 1991.

Thomas Loyd Burton

Tana Marie Burton

Thomas Loyd Burton **Tana Marie Burton**

8281 05/01 0101 03CHECK 535.00

State of Alabama
County of Jefferson

On this 25 day of April, 1991, before me the undersigned authority, personally appeared Thomas Loyd Burton and Tana Marie Burton 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 the execution as a free act and deed.

My Commission Expires: 10 Sept 1995

Notary Public



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 160000.00
CON TX 528.00
PRFEE 1.00
WDEED 6.00
TOTAL 535.00
CHECK 535.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/01/91 01 16:04 0001 8281

11054

IDENTIF. REFERENCE

MAY 1 4 04 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 417938