This Instrument was Prepared By:

Mail

Martin C. Giner, Attorney
One Church Street, Suite 300
Nashville, TN. 37201
(615) 242-3416

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WARRANTY DEED

Address of New Owner as Follows	Send Tax Bill To	Map/Parcel Nos.
John A. Jones 713 Flint Ridge Drive Whites Creek, TN 37189	~~John A. Jones~~ C.ityfed Mortgage Company ~~713 Flint Ridge Drive~~ 125 Belmont Drive ~~Whites Creek, TN 37189~~ Somerset, New Jersey 08873	Map 49-14 Par 32 12 D 87298

FOR AND IN CONSIDERATION of the assumption of a note payable to City Fed Mortgage Company which is secured by the property herein referenced dated June 27, 1986, with an outstanding principal balance as of the date of this instrument of $65,009.72 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Michael K. Johnson, hereinafter called Grantor, has bargained and sold and by these presents do transfer and covey unto the said John A. Johnson (unmarried), the Grantee herein, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT;

LAND in Davidson County, Tennessee, being Lot 24A Zone Lot Division Lot 24 Phase 2, Deer Meadows, as a record in Book 6250, page 799, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Michael K. Johnson and wife, Carmen M. Johnson by deed from James K. Roussel, of Record in Book 6910, Page 180, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, 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 in unencumbered, except as of record. And we do further covenant and bind ourselves, our heirs and assigns to warrant and forever defend the title to said land to the said Grantees, his heirs and assigns against the lawful claims of all persons, whomsoever.

WHENEVER used, the singular number shall include the plural, the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, I have set my hand on this 22nd day of November, 1991.

MICHAEL K. JOHNSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $65,009.72.

AFFIANT

Sworn to and subscribed before me on this the 22nd day of November, 1991.

NOTARY PUBLIC

My Commission Expires:

09/26/92

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public for said County and State, Michael K. Johnson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the Warranty Deed for the purposes therein contained.
This the 22nd day of November, 1991.

NOTARY PUBLIC

My Commission Expires:

09/26/92

6.5 U 6 7

Nov 26 3 25 PM '91

1991 11/26 0101 03CHECK 247.50

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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	65009.72
CON TX	240.50
PRFEE	1.00
WDEED	6.00
TOTAL	247.50
CHECK	247.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2891

6.5 U 6 7

FIDELITY TITLE REFERENCE

Nov 26 3 25 PM

No. 479951