This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50

BOOK 9108 PAGE 908

Box 50 TC

9562 10/07 0101 03CHECK 316.10

**ADDRESS NEW OWNER:**
Andrew R. Stahl
1604 17th Avenue South
Nashville, Tennessee 37212

**SEND TAX BILL:**
*To Mortgagee*

**MORTGAGEE:**
Third National Bank in Nashville
201 Fourth Avenue North
Nashville, Tennessee 37244

**MAP AND PARCEL:**
MAP 104-08
GROUP
PARCEL 303

# WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Raymond E. Johnson and Robert Edward Johnson, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Andrew R. Stahl, hereinafter called the Grantee, 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 part of Lot No. 54 on the Map of O.B. Hayes' Plan of Large Lots, of record in Book 421, page 87, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of 17th Avenue South, 123 feet southerly from the northerly line of said Lot No. 54; thence easterly and parallel with said northerly line, 152.3 feet, more or less, to the westerly margin of an alley; thence southerly along said alley, 42 fet; thence westerly and parllel with the northerly line of said lot, 152.5 feet, more or less, to the easterly margin of 17th Avenue South; thence with the margin of said Avenue, northerly 42 feet to the beginning.

Being the same property conveyed to Raymond Johnson and wife, Mae Johnson, by deed of record in Book 1012, page 173, Register's Office for Davidson County, Tennessee, Said Raymond Johnson having sice did, being predeceased by his wifee, devised thee herein-descibed property to Raymond E. Johnson and Robert Edward Johnson, by Will of record in Will Book 176, page 363, Probate Office of Davidson County, Tennessee.
**Sara J. Johnson joins in this conveyance to convey any and all marital interest she may have in subject property as wife of Raymond E. Johnson. Rita K. Johnson joins in this conveyance to convey any and all marital interest she may have in subhject property as wife of Robert Edward Johnson.**

This is improved property known as 1604 17th Avenue South, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. 1993 taxes, a lien but not yet due and payable.
2. Suject to a easement for a sewer across premises as set out in Deed of record in Book 486, page 325, said Register's Office.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Andrew R. Stahl, their heirs and assigns, forever; and I, Raymond E. Johnson, and Robert Edward Johnson, do covenant with the said Grantee 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 30th day of September, 1993.

Raymond E. Johnson by Robert Edward Johnson Attorney-in-Fact

Raymond E. Johnson by Robert Edward Johnson Attorney-in-Fact

Sara J. Johnson by Robert Edward Johnson Attorney-in-Fact

Sara J. Johnson by Robert Edward Johnson, Attorney-in- Fact

Robert Edward Johnson

Rita K. Johnson

Rita K. Johnson

71981
IDENTIF. # REFERENCE

93 OCT -7 PM 2:51
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

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 Robert Edward Johnson, with whom I am personally acquainted ( or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within named instument on behalf of Raymond E. Johson and wife, Sara J. Johnson as their Attorney-in-Fact, as the free act and deed of the within named Robert Edward Johnson. Witness my hand this 30th day of September, 1993.

Notary Public

MARY LINDSAY CHANCE, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 5-24-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robert Edward Johnson and wife, Rita K. Johnson, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that it executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of September, 1993.

**NOTARY PUBLIC**

MARY LINDSAY CHANCE, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 5-24-97

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

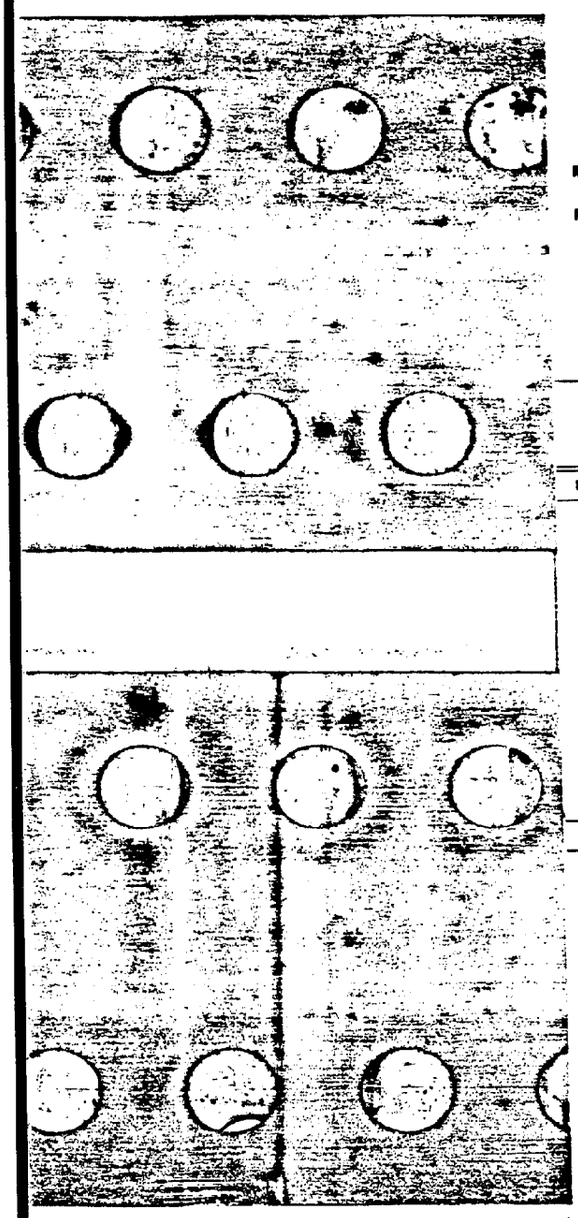
The actual value or consideration, whichever is greater, for this transfer is $ 83,000.00.

**AFFIANT**

Subscribed and sworn to before me this 30th day of September, 1993.

**NOTARY PUBLIC**
My Commission Expires:

MARY LINDSAY CHANCE, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 5-24-97



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

RECEIVED OF _____

FOR _____

BOOK 9108 PAGE 910

| | | |
|---|---|---|
| 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 83000.00 |
| | | | | CON TX 307.10 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 316.10 |
| | | | | CHECK 316.10 |
| 10/07/93 | 01 | | | 14:54 0001 9562 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

71981
IDENTIF. ↑ REFERENCE

93 OCT -7 PM 2:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 707450