This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9618PG109

ADDRESS NEW OWNER:
Leroy Johnson
1026 Maynor Drive
Nashville, Tennessee 37216

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 72-06
PARCEL 69
15DA-06054

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, we, Mary E. McCuiston, Trustee for the Mary E. McCuiston Revocable Trust, as to a one-half undivided interest and Charles M. Smith, Trustee for the Charles M. Smith and Cordelia J. Smith Revocable Trust, as to a one-half undivided, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Leroy Johnson, unmarried , hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 6, on the Plan of Maynor Place, of record in Plat Book 843, Page 24, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Morris P. Bucy and wife, Mary L. Bucy by deed from Mary Glover Vawter et al of record in Book 1854, Page 151, Register's Office for Davidson County, Tennessee. The said Morris P. Bucy having pre-deceased Mary L. Bucy, who has since died. The property was vested in Mary Elizabeth Smith McCuiston and Charles McEwen Smith by Will of record in the Probate Court for Davidson County, Tennessee, Probate No. 99698. Subsequently Mary E. McCuiston conveyed her one-half undivided interest in the Mary E. McCuiston Revocable Trust by deed of record in Book 9546, Page 34, Register's Office for Davidson County, Tennessee; and Charles M. Smith conveyed his one-half undivided interest in the Charles M. Smith and Cordelia J. Smith Revocable Trust by deed of record in Book 9559, Page 629, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office.

Taxes for 1995 have been pro-rated and assumed by Grantee(s).

This is unimproved property known as 1026 Maynor Drive, Nashville, TN 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Leroy Johnson, unmarried, his heirs and assigns, forever; and we, Mary E. McCuiston, Trustee and Charles M. Smith, Trustee, 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 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 Grantee, his 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 our hands this the 10th day of March, 1995.

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Mary E. McCuiston Revocable Trust

Mary E. McCuiston, Trustee and individually

Charles M. Smith and Cordelia J. Smith Revocable Trust

Charles M. Smith, Trustee and individually

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Mary E. McCuiston and Charles M. Smith, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 10th day of March, 1995.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Mary E. McCuiston and Charles M. Smith with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Trustees of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 10th day of March, 1995.

Notary Public

My Commission expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 67,000.00.

AFFIANT

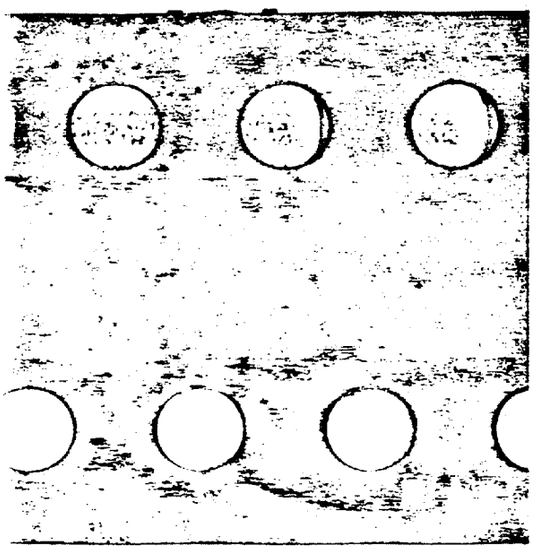
Subscribed and sworn to before me this 10th day of March, 1995.

NOTARY PUBLIC
My Commission Expires: 3/22/97

95 MAR 14 AM 11:31
DAVIDSON COUNTY REGISTER

IDENTIFICATION REFERENCE
11846

2201 03CHECK 256-90



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

RECEIVED OF _____

FOR _____

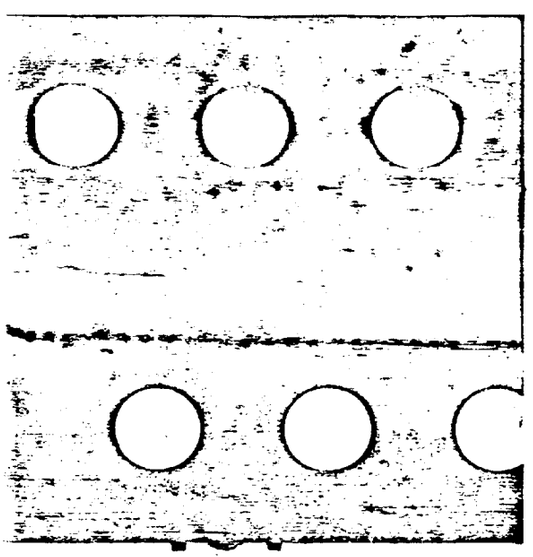
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 67000.00
CON TX 247.90
PRFEE 1.00
WDEED 8.00
TOTAL 256.90
CHECK 256.90

03/14/95 01 10:32 0001 0170



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41846
IDENTIFICATION REFERENCE

95 MAR 14 AM 10:

DAVIDSON COUNTY

No. 889771