50 B

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

BOOK 9687 PG 760

ADDRESS NEW OWNER:
Reber M. Boult and Jennifer R. Boult
3813 Rolland Road
Nashville, Tennessee 37205

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Third National Bank in Nashville
P.O. Box 305110
Nashville, Tennessee 37230-5110

MAP AND PARCEL:
MAP 104-13
GROUP
PARCEL 107

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jason Scott Johnston and wife, Elizabeth Baldwin Johnston, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Reber M. Boult and wife, Jennifer R. Boult, 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 the easterly 25 feet of Lot No. 2 and the westerly 50 feet of Lot No. 3 on the Plan of Abraham's Subdivision, of Lot No. 22, of Block "L", Whitland Realty Company's Subdivision, as of record in Book 547, page 87, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at a point in the southerly margin of Rolland Road 25 feet westerly from the northeast corner of said Lot No. 2; thence easterly, with said margin of said Road, 75 feet to a point 50 feet westerly from the northeast corner of said Lot No. 3; thence southerly parallel with the line of said Lot No. 3 to the rear line of Lot No. 3; thence westerly 50 feet to the southeast corner of Lot No. 8 on said Plan; thence northerly with the rear of Lot 8, 50 feet to the corner of Lots 2 and 8; thence westerly, with the line between Lots 2 and 8, 25 feet; thence northerly parallel with the line between said Lots 2 and 3, 200 feet, more or less, to the beginning.
>
> Together with an easement for the use and maintenance of an asphalt and gravel drive and a garage as described in instrument of record in Book 6064, page 763, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Jason Scott Johnston and wife, Elizabeth Baldwin Johnston by deed from Stephanie M. Flor, unmarried, as of record in Book 7863, page 484, Register's Office for Davidson County, Tennessee.

This is improved property known as 3813 Rolland Road, Nashville, TN 37205.

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. Subject to Metropolitan Government 1995 property taxes and subsequent years thereafter.
2. Easement Maintenance Agreement of record in Book 6064, page 763, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Reber M. Boult and wife, Jennifer R. Boult, their heirs and assigns, forever; and we, Jason Scott Johnston and wife, Elizabeth Baldwin Johnston, 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 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 31st day of May, 1995.

Jason Scott Johnston

Elizabeth Baldwin Johnston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jason Scott Johnston and wife, Elizabeth Baldwin Johnston, 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 31st day of May, 1995.

NOTARY PUBLIC

My Commission Expires: Nov. 20, 1996

0065894

IDENTIF. ↑ REFERENCE

98 JUN 2 2:05
RECEIVED
DAVIDSON COUNTY, TN.
REGISTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 320,000.00.

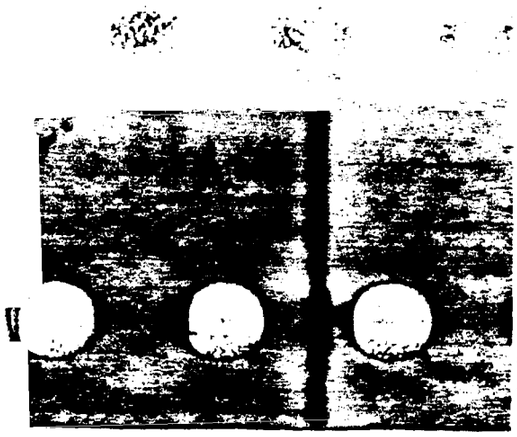
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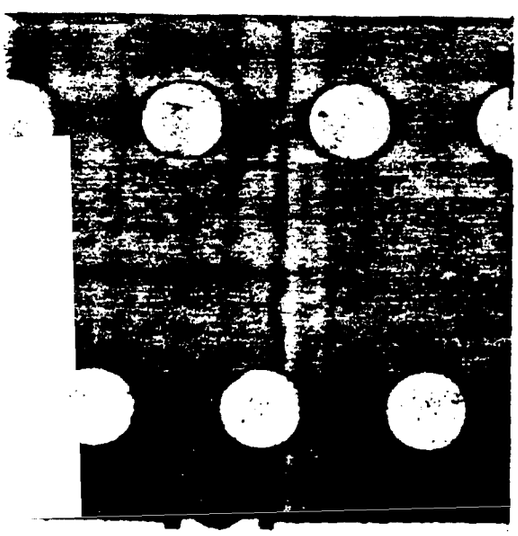
Subscribed and sworn to before me
this 31st day of May, 1995.

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

6453 06/01 0101 03CHECK 1193.00

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





RECEIVED OF _____

FOR _____

BOOK 9687 PG 762

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	320000.00
			CON TX	1184.00
			PRFEE	1.00
			MDEED	8.00
			TOTAL	1193.00
			CHECK	1193.00
06/01/95	01		14:08 0001	6653

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0065894
IDENTIF. ↑ REFERENCE

95 JUN -1 PM 2:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 915962