File in Box No. 19 B

9734 PG 624

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

95-7-11

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

David M. Browning
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 19 95

Peter Weiss
Notary Public

MY COMMISSION EXPIRES: September 16, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAVID M. BROWNING (NAME)	PNC MORTGAGE CORP. OF AMERICA (NAME)	MAP 127-10
8239 Highway 70, South (ADDRESS)	440 North Fairway Drive (ADDRESS)	PARCEL 012
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Vernon Hills, Illinois 60061 (CITY) (STATE) (ZIP)	FB #09D-03152

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DONALD W. JOHNSON AND WIFE, AMY ANN JOHNSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID M. BROWNING, A MARRIED PERSON

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 Lot No. 15 on the Plan of Merrymount Acres, Section 1, as of record in Book 3700, Page 17, Register's Office for said County, and being described as follows:

BEGINNING at a point in the southerly margin of Highway 70S, the common corner of Lots 14 and 15; thence, with the line between said lots, southwardly 229.8 feet to a concrete monument; thence, North 39 degrees 10 minutes West 250.42 feet to a concrete monument in the easterly margin of an unnamed street; thence, with the margin of said unnamed street and with a curve 130.00 feet to a concrete monument; thence, with a curve to the northeast 39.27 feet to a concrete monument in the southerly margin of Highway 70S; thence, with the margin of the same, eastwardly 193.9 feet to the point of BEGINNING.

BEING the same property conveyed to Donald W. Johnson and wife, Amy Ann Johnson, by Deed from Robert C. Hows, unmarried, of record in Book 4503, Page 151, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 8239 Highway 70, South, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and 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 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 17th day of July 19 95

Donald W. Johnson
DONALD W. JOHNSON

Amy Ann Johnson
AMY ANN JOHNSON

STATE OF TENNESSEE

BOOK 9734 PG 625

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DONALD W. JOHNSON AND WIFE, AMY ANN JOHNSON

the bargainor s, 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. Witness my hand and official seal at Nashville, Tennessee, this 17th day of July, 19 95.

Commission expires September 16, 1995

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

PETER WEISS NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

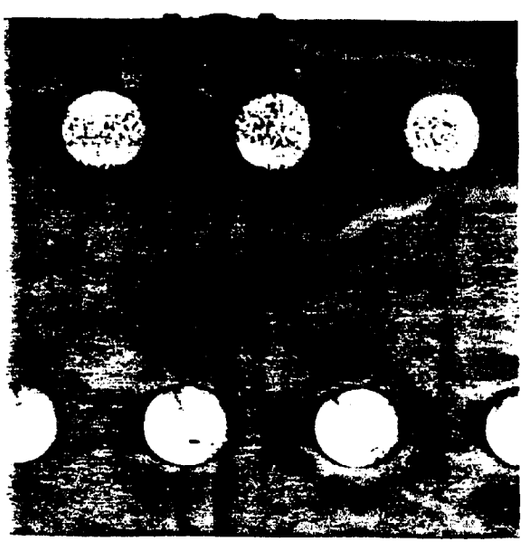
My commission expires _____

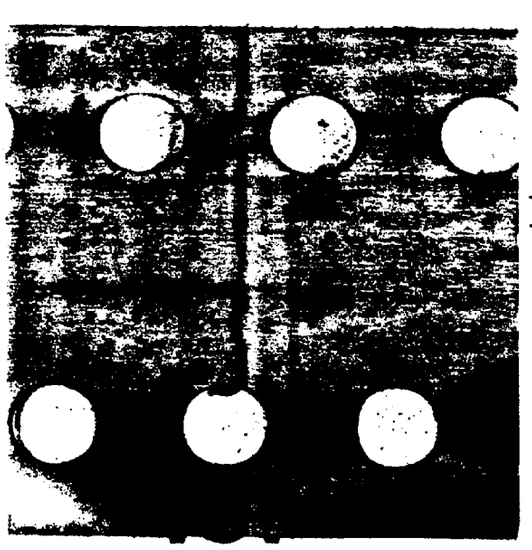
Notary Public

95 JUL 19 AM 10:40

REGISTER
DAV. CO., TN.

OCTN01W





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9734 PG 626

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	90000.00
CON TX	333.00
PRFEE	1.00
MTEED	8.00
TOTAL	342.00
CHECK	342.00

07/19/95 21 10:40 0001 2449

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0080243
IDENTIF. # REFERENCE

95 JUL 19 AM 10:40

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 931541