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

File Box 24

BOOK 9743 PG 324

ADDRESS NEW OWNER:
Ray Hardman and Cathy E. Dean
1711 18th Avenue South, Unit F-4
Nashville, TN 37212

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 118-5
PARCEL 17

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, I, Patricia Alice Goode Johnson, unmarried hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Ray Hardman and Cathy E. Dean, as joint tenants with specific rights of survivorship, 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:

> BEING Lot No. 186, on the Plan of on the Plan of Victoria Place, of record in Plat Book 332, Page 10, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> INCLUDED IN THIS DESCRIPTION BUT SPECIFICALLY EXCLUDED HEREFROM IS THAT PROPERTY conveyed to the State of Tennessee by Warranty Deed of record in Book 4862, Page 344, Register's Office for Davidson County, Tennessee, containing 3000 square feet, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Lillian J. Thomas and Patricia Alice Goode, by deed from Lillian J. Thomas of record in Book 5337, Page 775, Register's Office for Davidson County, Tennessee. The said Lillian J. Thomas having since died.

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

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

Ernie Berkau executed this instrument on behalf of Patricia Alice Goode Johnson pursuant to a Power of Attorney which is being placed of record currently herewith.

> This is unimproved property known as 3207 Granny White Pike, Nashville, TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ray Hardman and Cathy E. Dean, their heirs and assigns, forever; and I, Patricia Alice Goode Johnson, unmarried do covenant with the said Grantees that I am 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 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 my hand this the 26th day of July, 1995.

Patricia Alice Goode Johnson

Patricia Alice Goode Johnson by
by Ernie Berkau, Attorney in Fact Ernie Berkau, attorney in fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named by Ernie Berkau, Attorney in Fact of Patricia Alice Goode Johnson, unmarried, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the Attorney in Fact 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 and official seal at Nashville, Tennessee, this the 26th day of July, 1995.

Grace M. Floyd
NOTARY PUBLIC

My Commission Expires: 3/22/97

5870 07/28 0101 03CHECK 62.65

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 14,500.00.

Kathy E. Dean
AFFIANT

Subscribed and sworn to before me this 26th day of July, 1995.

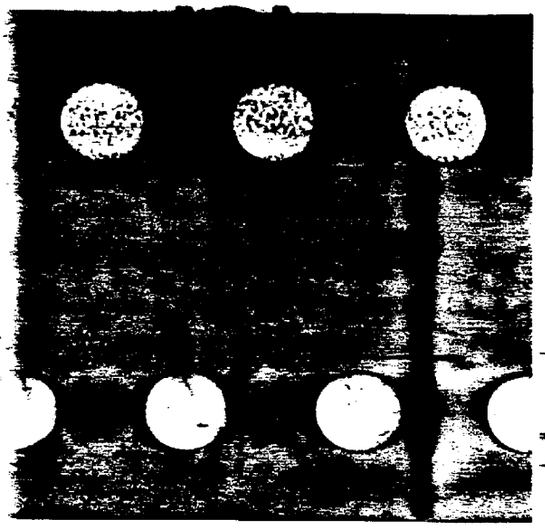
Grace M. Floyd
NOTARY PUBLIC
My Commission Expires: 3/22/97

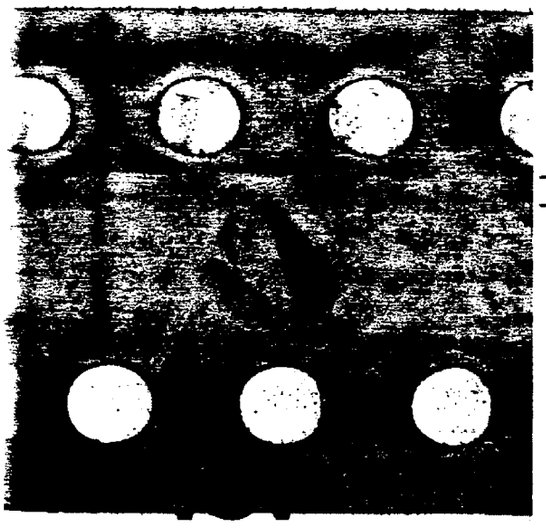
00083405

IDENTIFICATION REFERENCE

95 JUL 28 AM 10:39

REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9743 PG 326

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 14500.00
CON TX 53.65
PRFEE 1.00
WDEED 8.00
TOTAL 62.65
CHECK 62.65

07/28/95 01 10:39 0001 5870

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00831405
IDENTIF. & REFERENCE

95 JUL 28 AM 10:39

REGISTER
DAVIDSON COUNTY, TN.

No. 934926