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

File Box 24

BOOK 9799 PG 633

ADDRESS NEW OWNER:
Barry Lyle Walker
1305 Clinton Street
Nashville, Tennessee 37203

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 66
PARCEL 85
13D-51643

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, Leroy H. Johnson and wife, Betty Joyce Johnson hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Barry Lyle Walker, 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 TRACT #6, part of the Timbs Tract in the new 13th District of Davidson County, Tennesse, bounded and described by metes and bounds as follows:
BEGINNING at an iron pin in the northerly margin of Ashland City Highway (State Route 12) said pin being southeasterly 1797.85 feet from the southeast corner of the property conveyed to R. G. Sullivan by deed of record in Book 1585, Pag 371, Register's Office for Davidson County, Tennessee; thence N7°01'34"E, 636.92 feet to an iron pin in the northeast corner of Tract No. 5; thence, S47°55'09"E, 550.0 feet to an iron pin in the northwest corner of Tract No. 7; thence, S9°26'37"W, 405.05 feet to an iron pin in the northerly margin of Ashland City Highway; thence with the northerly margin of Ashland City Highway, along a curve to the right (I = 4°58'28"; R = 15629.67 feet) a distance of 440.14 feet to the point of beginning, containing 5.33 acres, more or less.

BEING TRACT #7, part of the Timbs Tract in the new 13th District of Davidson County, Tennessee, bounded and described by metes and bounds as follows:
BEGINNING at an iron pin in the northerly margin of Ashland City Highway (State Route 12) said pin being southwest corner of the property conveyed to J. H. McMinn by deed of record in Book 6059, Page 100, Register's Office for Davidson County, Tennessee; thence with the northerly margin of Ashland City Highway N75°45'41"W, 159.96 feet to an iron pin; thence along a curve to the right (I - 4°58'28"; R = 15629.67 feet) a distance of 741.78 feet to an iron pin, the southeast corner of Tract No. 6; thence, N9°26'37"E, 405.05 feet to an iron pin, the northeast corner of Tract No. 6; thence, S47°55'09"E, 291.95 feet to an iron pin in a pile of rocks; thence S75°06'41"E, 620.48 to an iron pin in the westerly boundary of the J. H. McMinn property; thence, with McMinn's westerly boundary, S2°58'32"W, 284.98 feet to the point of beginning, containing, 6.03 acres, more or less.

Being the same property conveyed to Leroy H. Johnson and wife, Betty Joyce Johnson, by deed from Robert H. Waldschmidt, Trustee in Bankruptcy for Timothy Paul Lendman of record in Book 7521, Page 828, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.
Subject to Declaration of Covenants, Conditions, and Restrictions of Wildwood, including ingress and egress easement of record in Book 6569, Page 228, said Register's Office.
Taxes for 1995 have been pro-rated and assumed by Grantee(s). Conveyed "AS IS, WHERE IS".
This is improved property known as 5730 Ashland City Highway, Nashville, TN 37218.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Barry Lyle Walker, his heirs and assigns, forever; and we, Leroy H. Johnson and wife, Betty Joyce 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 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.

BOOK 9799 PG 634

Witness our hands this the 19th day of September, 1995.

Leroy H. Johnson

Betty Joyce Johnson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Leroy H. Johnson and wife, Betty Joyce Johnson 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 19th day of September, 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 $ 21,750.00.

AFFIANT

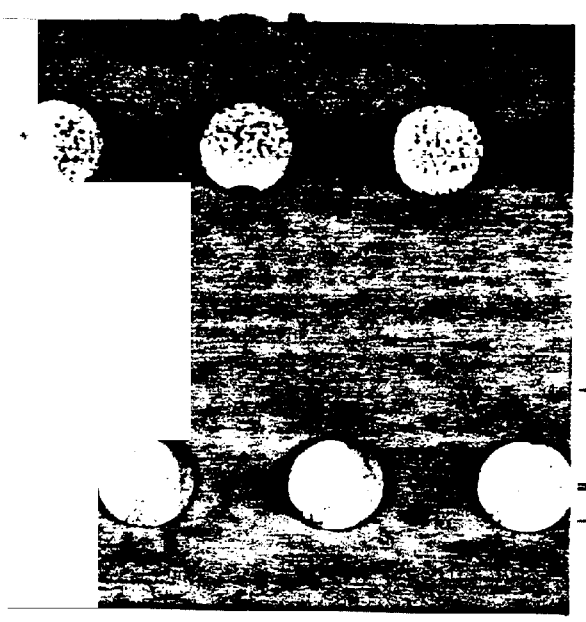
Subscribed and sworn to before me this 19th day of September, 1995.

NOTARY PUBLIC
My Commission Expires: 3/22/97

0101934
IDENTIF. ↑ REFERENCE

95 SEP 20 AM 9:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3898 09/20 0101 03CHECK 89.48



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

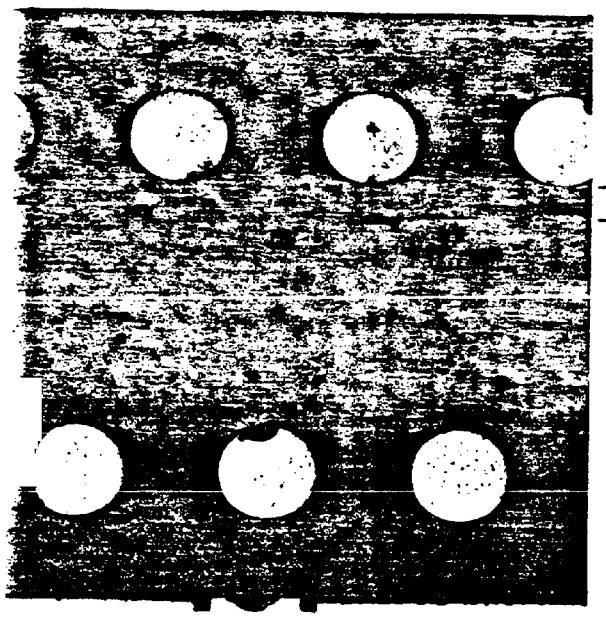
BOOK 9799 PG 635

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 21750.00
CON TX 80.48
PRFEE 1.00
MTGED 8.00
TOTAL 89.48
CHECK 89.48

09/20/95 01 09:35 0001 5898



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0101934
IDENTIF. ↑ REFERENCE

95 SEP 20 AM 9: 35
FELIX Z. WILSON II REGIS
DAVIDSON COUNTY, TN.

No. 954736