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

File Box 24

100396

ADDRESS NEW OWNER:
Jeffrey L. Hale
134 Timber Hills Drive
Hendersonville, TN 37075

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 72-14
PARCEL 380
15DA-31240

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, David T. Johnson and wife, Leta G. Johnson hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jeffrey L. Hale, 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 the north one-half of Lot Nos. 8 and the south one-half of Lot No. 9 on the Plan of Elbon, not of record, and being a Subdivision of Lot No. 37 and the west part of Lot No. 38, on the Plan of Brownsville, of record in Plat Book 21, Page 9, Register's Office for Davidson County, Tennessee, described as follows:
>
> SAID parts of Lots Nos. 8 and 9 front together on the easterly side of Scott Avenue and extends back between parallel lines measuring 175 feet to a dead line in the rear measuring 75 feet thereon.
>
> Being the same property conveyed to David T. Johnson and wife, Leta G. Johnson, by deed from Charles Child, Substitute Trustee of record in Book 9973, Page 928, 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. This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record.

Taxes for 1996 have been pro-rated and assumed by Grantee(s).

This is improved property known as 2001 Scott Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jeffrey L. Hale, his heirs and assigns, forever; and we, David T. Johnson and wife, Leta G. 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 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 3rd day of May, 1996.

David T. Johnson

Leta G. Johnson

10039 667

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named David T. Johnson and wife, Leta G. 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 3rd day of May, 1996.

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 $ 26,300.00.

AFFIANT

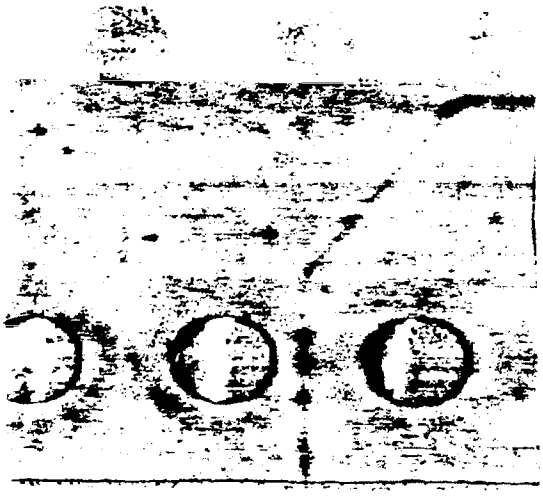
Subscribed and sworn to before me this 3rd day of May, 1996.

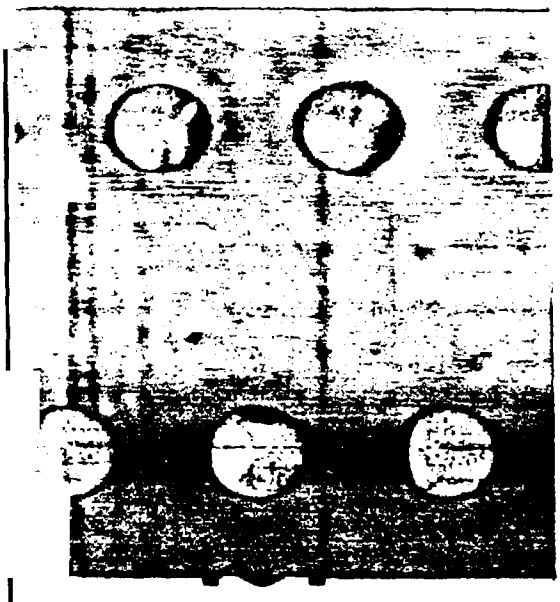
NOTARY PUBLIC
My Commission Expires: 3/22/97

0178510
IDENTIF. ↑ REFERENCE

96 MAY -3 PM 2:37
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

5077 05/03 0101 03CHECK 106.31





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10039 PG 668

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	26300.00
CON TX	97.31
PRFEE	1.00
MTEE	8.00
TOTAL	106.31
CHECK	106.31

05/03/96 01 14:39 0001 8057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01785l0
IDENTIF. ↑ REFERENCE

96 MAY -3 PM 2:37
FELIX Z. WILSON II REGIS
DAVIDSON COUNTY, TN

No. 1036080