0193183

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

96 JUN 17 AM 9:55

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (cmw) Title No: 37844
Dav. Co. File: Box 8

3989 06/17 0101 03CHECK 1450.89

BOOK 10088 PG 127

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Hugh M. Johnston Tami K. Johnston 303 Wentworth Court Ñashville, TN 37215	First American National Bank P.O. Box 305048 Nashville, Tennessee 37238-5048

TAX MAP-PARCEL NUMBERS: 116-16-B-028 07DA 91206

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Bobbie Sue Dietz, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Hugh M. Johnston and spouse, Tami K. Johnston,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 28 on the plan of Second Revision, the Iroquois of Nashville of record in Book 6900, page 61 and 62, Register's Office for said County.

SAID Lot No. 28 fronts 53.36 feet on the northeasterly margin of Wentworth Court and extends back 172.63 feet on the broken northwesterly line and 71.00 feet on the southerly line to a broken line in the rear, measuring 135.92 feet thereon.

BEING the same property conveyed to Bobbiee Sue Dietz by deed from Wolfgang Sauerman and wife, Kathryn E. Sauerman of record in Book 9831, page 487, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6657, Page 683, Book 6684, page 243, Book 6820, page 732, Book 7523, page 828, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 303 Wentworth Court, Ñashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered,

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unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 5th day of June, 1996.

Bobbie Sue Dietz

Bobbie Sue Dietz

State of Tennessee
County of Davidson

On this 5th day of June, 1996, before me the undersigned authority, personally appeared **Bobbie Sue Dietz**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 389750.00

Affiant

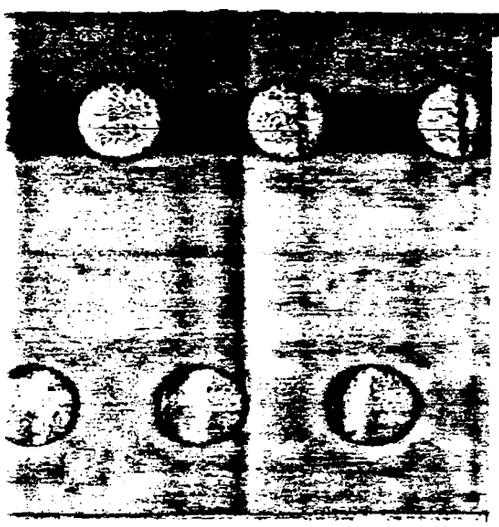
Sworn and subscribed before me on the 11th day of June, 1996.

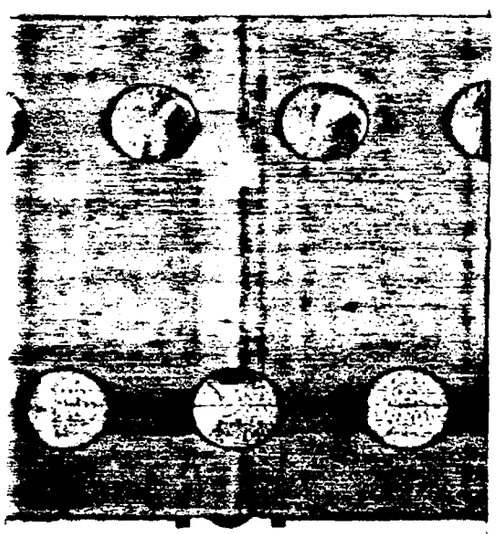
Notary Public

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/18/99





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

RECEIVED OF _____

FOR _____

BOOK 10088 PG 129

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
				389750.00
				CON TX 1441.89
				PRFEE 1.00
				WDEED 8.00
				TOTAL 1450.89
				CHECK 1450.89
			06/17/96 01	09:58 0001 3989

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0193183
IDENTIF. # REFERENCE

96 JUN 17 AM 9:55

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1051800