Address New Owner(s) as:	Send Tax Bills To:	Map-Parcel Numbers
Barbara L. Landers	SAME	
(Name)	(Name)	163-00-0
4930 Ottenville Avenue		
Street Address or Route	Street Address	619.00
Antioch, TN 37013		
City State P.O. Zip	City State Zip	

THIS INSTRUMENT PREPARED BY:

Roy A. Miles, Jr.
Attorney at Law
First American Center
Suite 1215
Nashville, TN 37238-1215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS

$10,000.00 Barbara Landers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES: March 28, 1998
(Affix Seal)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Thousand ($10,000.00) Dollars, the receipt of which is hereby acknowledged,

I, ALMA JOHNSON,

have bargained and sold and by these presents do hereby transfer and convey unto

BARBARA L. LANDERS, an unmarried person,

her heirs and assigns, real estate in Davidson County, State of Tennessee, described as follows:

Lot No. 42 of Shields Antioch Lands recorded in Plat Book 57, page 111, Register's Office for Davidson County, Tennessee, and more fully described in the Chancery Court of Davidson County, a certified copy of record in Book 4789, page 690, and amended in Book 4789, page 696, said Register's Office.

Said Lot Number 42 fronts 100 feet on Ottenville Avenue and runs back between parallel lines 178 feet to a rear line on which it measures 100 feet.

Being a portion of the same property conveyed to Alma Johnson by Amended Final Order of the Chancery Court of Davidson County, Tennessee, February 15, 1974, recorded in Minute Book 163, page 19, and recorded in the Register's Office for Davidson County, Tennessee, as above stated.

This is improved property, located at 4930 Ottenville Road, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said BARBARA L. LANDERS, her heirs and assigns, forever. And I do covenant with the said BARBARA L. LANDERS that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it; and that the same is unencumbered.

And I, ALMA JOHNSON, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said BARBARA L. LANDERS, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 31st day of December 1996, at Nashville, Tennessee.

Alma Johnson
ALMA JOHNSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Roy A. Miles, Jr, a Notary public in and for said County and State, ALMA JOHNSON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 31st day of December 1996.

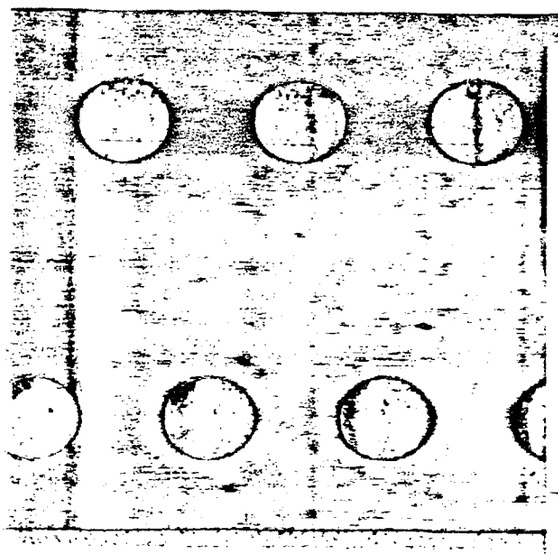
Roy A. Miles
NOTARY PUBLIC

My commission expires March 27, 1999

97 JAN -2 PM 2:17
PEGGY J. WILSON REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
126 1056

1519 01/02 0101 03CHECK
46.00



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

RECEIVED OF _____

FOR _____

BOOK 10308 PG 932

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 10000.00
				CON TX 37.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 46.00
				CHECK 46.00
			01/02/97 01	14:19 0001 1519

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0261056
IDENTIFICATION REFERENCE

97 JAN -2 PM 2:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1104066