BOOK 10478 PG 366

Box 44

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $96,000.00 Michael O. Delevante **AFFIANT** Subscribed and sworn to before me, this 27th day of May, 1997. Notary Public My Commission Expires: 5/30/99

Address New Owners As Follows: Michael O. Delevante and Julia L. Johnston, 4305 Idaho Avenue, Nashville, TN 37209

Send Tax Bills To: SunTrust Bank, Nashville, N.A., P.O. Box 305110, Nashville, TN 37230-5110

Map-Parcel Number: 103-4-67

STATE OF TENNESSEE
97 JUN -3 PM 4:16
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

03111599

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JAMES C. GOOCH,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MICHAEL O. DELEVANTE AND JULIA L. JOHNSTON,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 206 of Block 12 on the Plan of Charlotte Park Company's First Addition of record in Book 57, page 103, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Said Lot No. 206 fronts 50.0 feet on the southerly margin of Idaho Avenue and runs back between parallel lines measuring 150.0 feet on each line to a 20 foot alley in the rear.

Being the same property conveyed to James C. Gooch and Julia D. Gooch, as tenancy by the Entirety by quitclaim deed from Baltic Properties, a Tennessee general partnership, of record in Book 9656, page 515, Register's Office for Davidson County, Tennessee and further conveyed to James C. Gooch by quitclaim deed from Julia D. Gooch, of record in Book 10242, page 843, Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record. No new legal description was prepared for this transfer.

This property is conveyed subject to 1997 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

This is improved property known as 4305 Idaho Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and he covenants with the said Grantees that he she it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenants and binds hiself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantees, their his her its successors] heirs and assigns, against the lawful claims of all person whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 27th day of May, 1997.

James C. Gooch

By: _____
George V. Crawford, Jr., Attorney-in-fact

8368 06/03 0101 03CHECK 364.20

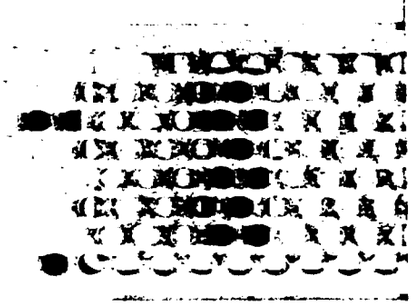
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **GEORGE V. CRAWFORD, JR.**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is **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, at office, this 27th day of May, 1997.

_____
Notary Public

My Commission Expires: 5/30/99



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

RECEIVED OF _____

FOR _____

BOOK 10478 PG 368

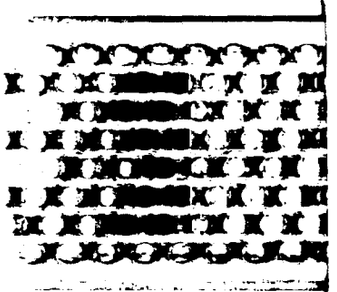
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	96000.00
CON TX	355.20
PRFEE	1.00
WDEED	8.00
TOTAL	364.20
CHECK	364.20

06/03/97 01 16:19 0001 8368

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03111599
IDENTIF. ↑ REFERENCE

97 JUN -3 PM 4:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158297