# WARRANTY DEED

BOOK 10478 PG 819

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2 nd DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: My Commission Expires SEPT. 26, 1998
(AFFIX SEAL)

Mail **THIS INSTRUMENT WAS PREPARED BY**
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Laura E. Stobie | SAME | MAP 104-11 G |
| (NAME) | (NAME) | |
| 2139-B Acklen Avenue | | PARCEL 2 CO |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37212 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, H. Keith Johnson and wife, Nancy N. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO a 1/2 undivided interest unto James G. Stobie and wife, Hannah B. Stobie and a 1/2 undivided interest unto Laura E. Stobie, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium located in Davidson County, Tennessee, being Unit No. 2, Acklen Place Condominiums, a Horizontal Property Regime, located on Acklen Avenue, Nashville, Davidson County, Tennessee, as shown on the Plat of Acklen Place Condominiums, of record in Book 6250, page 450, Register's Office for Davidson County, Tennessee, and dscribed in Master Deed of record in Book 6561, page 954, said Register's Office, to which reference is hereby made.
The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Acklen Place Condom iniums, contained in the Master Deed and Bylaws appended thereto, recorded in Book 6561, page 954, said Register's Office, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to H. Keith Johnson and wife, Nancy N. Johnson, by deed from Haury & Smith Contractors, Inc., of record in Book 6694, page 693, said Register's Office.

This conveyance is subject to (a) 1997 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the Condo plan of record in Book 6250, page 450, said Register's Office; and (c) restrictive covenants contained in instrument of record in Book 6561, page 954, said Register's Office.

unimproved ( )
This is improved ( X ) property, known as 2139-B Acklen Avenue, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 2nd day of June 19 97

H. Keith Johnson

Nancy N. Johnson

FILED FOR RECORD
DAVIDSON COUNTY, TN.
97 JUN -4 AM 9:46
REGISTER

IDENTIFICATION REFERENCE
03111732

BOOK 10478 PG 820

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a N[illegible] in and for said County and State, the within named H. Keith Johnson

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who [illegible] he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nash[illegible], Tennessee, this 2nd day of June 19[illegible].

Commission expires ~~My Commission Expires JAN. 29, 2000~~

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named Nancy N. Johnson, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and offical seal at Nashville, Tennessee, this 2nd day of June, 1997.

My Commission Expires:
My Commission Expires SEPT. 26, 1998

Kathy Witcher
Notary Public

KATHY WITCHER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE



8504 06/04 0101 03CHECK 408.60

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

RECEIVED OF _____

FOR _____

BOOK 10478 PG 821

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

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | CAMT | |
| | | | | 108000.00 |
| | | | CON TX | 399.60 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 408.60 |
| | | | CHECK | 408.60 |
| 06/04/97 | 01 | | 09:49 0001 | 8504 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0311732
IDENTIF. ↑ REFERENCE

97 JUN -4 AM 9:46
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1158430