[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[Paul Johnson and wife,	[Ft. Mortgage Co	[ ]
[Betty Johnson	[P.O. Box 80140	[Map 083-09-0]
[1206 Forrest Avenue	[Atlanta, GA 30366	[Parcel 115]
[Nashville, Tennessee 37206		
[This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont		
[Boulevard, Suite 115, Nashville, Tennessee 37205	97-08-4503	]

26

WARRANTY DEED

BOOK 10609 PG 878

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, we Gerald J. Schiera and wife, Kimberly L. Bianco, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto, Paul R. Johnson and wife, Betty J. Johnson (the "Grantee"), Grantees heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 27 of Block 2 on the Plan of Andrew Allison Addition of record in Book 161, page 74, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 of Block 2 fronts 50.0 feet no the southerly margin of Forrest Avenue and extends back between parallel lines 160.0 feet to an alley.

Being the same property conveyed to Gerald J. Schiera and KimberlyL. Bianco, both unmarried byWarranty Deed from Steven L. Spann and wie, Sherry A. Spann of record in Book 9386, page 411, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 1206 Forrest Avenue, Nashville, Tennessee 37206.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $129,900.00.
[
[_____
Affiant
[Subscribed and sworn to before me this
[15th day of September, 1997
[
[_____
Notary Public
[
[My Commission Expires: 1-24-98

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

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantees heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 15th day of September, 1997.

BOOK 10609 PG 879

Gerald J. Schiera

Kimberly L. Bianco

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 bargainors, with whom I am personally acquainted or proved to be the person(s) whose name(s) are subscribed to the within Warranty Deed and acknowledgment that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this day 15th of September, 1997.

NOTARY PUBLIC

My Commission Expires: 1-24-98

A:\BOYD\WARRDEED\SCHIERA.WD

97 SEP 16 AM 9:57

FELIX E. DELK, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0348892

P0000 09/16 0101 03CHECK 429.63

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

RECEIVED OF _____

FOR _____

BOOK 10609 PG 880

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
129900.00
CON TX 480.63
PRFEE 1.00
WDEED 8.00
TOTAL 489.63
CHECK 489.63
09/16/97 01 10:00 0001 9000

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0348892
IDENTIF. ↑ REFERENCE
97 SEP 16 AM 9:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1198430