Bk 11

10820 758	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00 Melvin Johnson Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February, 19 98 Notary Public MY COMMISSION EXPIRES: July 24, 1999 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bicentennial Title & Escrow, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin Johnson (NAME)	Same (NAME)	81-03-320
1400 Kellow Street (ADDRESS)	(ADDRESS)	
Nashville, Tn 37208 (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, Deborah Dangerfield, James H. Snowden, William Bills and Victor Snowden

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melvin Johnson and wife, Wheelen J. Johnson

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:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Riverview Gardens, as of record in Book 3600, page 46, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of 14th Avenue North, said point being the common front corners of Lots 7 and 8; thence in a southerly direction along the said margin of said Avenue, 62.0 feet to a concrete monument at the beginning of a curve to the right, having a radius of 20 feet; thence around said curve in a southeasterly direction 29.2 feet to a concrete monument in the northerly margin of Kellow Street; thence along the said margin of said Street, and in a westerly direction 48.7 feet to a point being the common corner of Lots 8 and 9; thence in a northerly direction along the dividing line between said lots 88.0 feet to a concrete monument at the intersection of Lots 7, 8, and 9; thence in an easterly direction and along the dividing line between Lots 7 and 8, 75.7 feet to a point in the westerly margin of 14th Avenue, north, the point of beginning.

Being the same property conveyed to George M. Bills by deed from Charles William Bills and wife, Andromedia Bills of record in Book 4402, page 645, Register's Office for Davidson County, Tennessee. The said George M. Bills having since died. The Last Will and Testament of George M. Bills in Docket No. 97-664 in the Probate Court of Davidson County, Tennessee devised said property to Deborah Dangerfield, James H. Snowden, William Bills and Victor M. Snowden, in equal shares.

This is not the principal residence of the Grantors.

unimproved ( )
This is improved (X) property, known as 1400 Kellow Street, Nashville, Tn 37208
(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 26th day of February 19 98

Deborah Dangerfield

William Bills

James H. Snowden

Victor Snowden

STATE OF TENNESSEE

BK 10820 PG 759

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Deborah Dangerfield, James H. Snowden, William Bills and Victor Snowden

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of February, 19 98.

Commission expires July 24, 1999

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_____ .

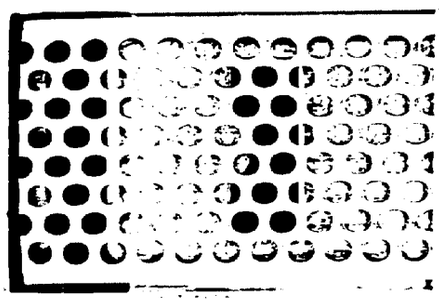
My commission expires _____

Notary Public

04074488

98 MAR -4 AM 9:00

0602 03/04 0101 03CHECK



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

RECEIVED OF _____

FOR _____

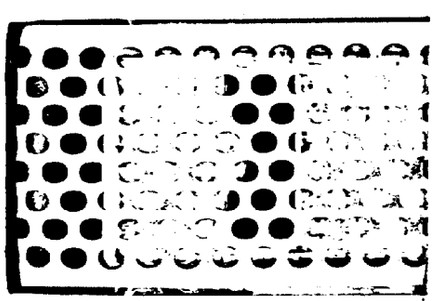
BOOK 10820 PG 760

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

CERT [illegible]
REL [illegible]
PRFEE 1.00
MISC 2.00
TOTAL [illegible]
CHECK [illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK.



0407488
RECEIVED & REFERENCE

98 MAR -4 AM 9:01

No. 1261036