0428795

IDENTIF. ↑ REFERENCE BOOK 10897 PG 803

THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
1807 8th Avenue South
Suite 107
Nashville, TN 37203

98 APR 23 PM 2:19

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

7580 04/23 0101 03CHECK 305.00

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Thayer L. Johnson **911 Bradford Avenue** **Nashville, Tennessee 37204**	***Same***	**105-13-335**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $80,000.00

Thayer L. Johnson
Affiant

Subscribed to and sworn before me this 22nd day of April, 1998.

Notary Public

My Commission Expires: March 25, 2000

FOR AND IN CONSIDERATION of the sum of Eighty Thousand Dollars (80,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CHARLES E. SHERRILL AND WIFE MARGARET SHERRILL, the Grantor(s) herein, have this day bargained and sold, and do hereby transfer and convey unto THAYER L. JOHNSON (the Grantee) herein, his heirs, personal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No.39 on the Map of Waldkirch's Subdivision of Lots 8 & 9 in W. L. B. Lawrence Plan, as of record in Book 421, page 90, Register's Office for Davidson County, Tennessee.

Said Lot No. 39 fronts 50 feet on the southerly side of Bradford Avenue (formerly Caroline Avenue) and extends back between parallel lines 160 feet to an alley in the rear.

Being the same property conveyed to Leoma B. Sherrill and son, Charles E. Sherrill, as joint tenants with rights of survivorship by deed from Kim Lynnora Kirk of record in Book 6615, page 737, Register's Office for Davidson County, Tennessee, the said Leoma B. Sherrill having since died.

This is improved real property known as 911 Bradford Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the(Grantee) his heirs, personal representatives, successors and assigns forever. The Grantor covenants with the said Grantee that they are lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is subject to such limitations, restrictions and encumbrances as may affect the premises.

The Grantor further covenants and binds themselves, their heirs, representatives, successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, his heirs, personal representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 22nd day of April, 1998.

Charles E. Sherrill
CHARLES E. SHERRILL

Margaret Sherrill
MARGARET SHERRILL

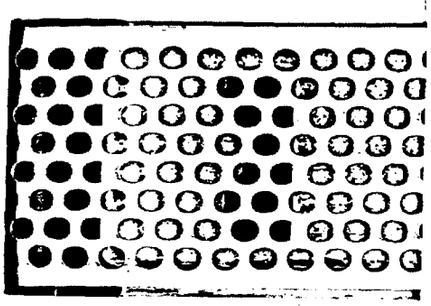
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES E. SHERRILL AND WIFE MARGARET SHERRILL, the within named 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, Davidson County, Tennessee, this 22nd day of April, 1998.

Notary Public

My Commission Expires: March 25, 2000



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

RECEIVED OF _____

FOR _____

BOOK 10897 PG 805

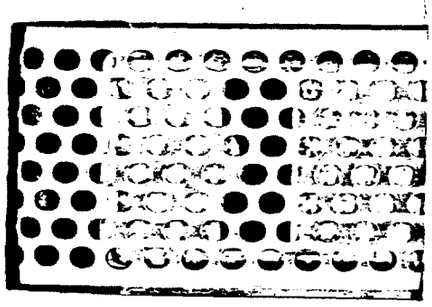
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 80000.00
CON TX 296.00
PRFEE 1.00
WDEED 8.00
TOTAL 305.00
CHECK 305.00

04/23/98 01 14:20 0001 7580

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0428795
IDENTIF. # REFERENCE

98 APR 23 PM 2:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1283703