BOOK 10917 PG 731

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(36555)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 86,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
24th DAY OF April 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

ALLEN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sonya R. Johnson (NAME)	Source One Mortgage Services (NAME)	86-9-15
3305 Dockside Drive (ADDRESS)	27555 Farmington Road (ADDRESS)	4D-93538
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Farmington Hills, MI 48334-3357 (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, Brenda Chandler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sonya R. Johnson and wife, Mark D. 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. 11 on the Plan of Lakeside Woods Estates, Section Three, of record in Plat Book 7900, Pages 218, 219 and 220, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to Brenda Chandler by deed from Allen Earps Builders, Inc. of record in Book 8481, Page 428, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

IDENTIFICATION REFERENCE

98 MAY -6 AM 7:34

DAVIDSON COUNTY, TN. REGISTER

04340097

unimproved ( )
This is improved (X) property, known as 3305 Dockside Drive, Hermitage, TN 37076
(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 my hand this 24th day of April 19 98

Brenda Chandler

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 Brenda Chandler

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 official seal at Nashville, Tennessee, this 24th day of April, 19 98.

Commission expires 7/25/98

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

3204 05/06 0101 03CHECK 327.20

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

RECEIVED OF _____

FOR _____

BOOK 10917 PG 733

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 86000.00
CON TX 318.20
PRFEE 1.00
WDEED 8.00
TOTAL 327.20
CHECK 327.20

05/06/98 01 07:40 0001 3204

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0434097
IDENTIF. # REFERENCE
98 MAY -6 AM 7:34
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1289262