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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $264,600.00

Justin K. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of June, 1998.

Notary Public

MY COMMISSION EXPIRES:
My Commission Expires NOV. 25, 2000
(AFFIX SEAL)

DANA SUMMERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Justin K. Johnson	North American Mortgage Company	53-4-4
(NAME)	(NAME)	
1505 Riverside Drive	3883 Airway Drive	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Santa Rosa, CA 95403	
(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, **BART R. COMISKEY AND WIFE, ATHA COMISKEY**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JUSTIN K. JOHNSON**, MARRIED, 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:

SEE ATTACHED EXHIBIT A

unimproved ☐

This is improved ☒ property, known as 1505 Riverside Road, Old Hickory, TN 37138
(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 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/our hand(s) this 26th day of June, 1998.

Bart R. Comiskey

Atha Comiskey

IDENTIF. & REFERENCE 0458144

98 JUL -2 AM 10:20
REGISTER
DAVIDSON COUNTY, TN.

3941 07/02 0101 03CHECK 994.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bart R. Comiskey and wife, Atha Comiskey, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hermitage , Tennessee this 26th day of June, 1998

Commission expires:

Dana Summarell

Notary Public

DANA SUMMARELL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

EXHIBIT A

LAND in Davidson County, Tennessee, BEING Lot No. 5-A only on the revised Plan of Section "F", Village of Old Hickory, as shown on Plan of record in Book 1424, Page 86, Register's Office for said County, to which plan reference is hereby made for a more complete description.

INCLUDED in the above description, but expressly EXCLUDED therefrom is that land conveyed to the United States of America by Mack A. Carter and wife, Barbara S. Carter, of record in Book 2154, Page 263, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

A tract of land situated on the left descending bank of the Cumberland River in the Village of Old Hickory, in the 4th Civil District of Davidson County, Tennessee, and more particularly described as follows:

BEGINNING at a point in the line of the lands now or formerly of Harold B. & Olivia M. Richards, said point being North 71 degrees 02 min. East 69 feet, from the most southwesterly corner of the lands of said Richards, and the most northwesterly corner of the land of the subject owner; thence from the point of beginning and along said Richards' line North 71 degrees 02 min. East 32 feet to a corner common to the lands of said Richards and the land now or formerly of Lowry G. and Adell C. Britton; thence along said Britton line South 12 degrees 58 min. East 143.1 feet to a corner common to the land of said Britton; thence leaving said Britton line and severing the lands of the subject owner North 25 degrees 30 min. West 141 feet, to the point of beginning.

Being the same property conveyed to Bart R. Comiskey by deed from Raymond J. Nash, Jr., married of record in Book 8699, Page 77, Register's Office for Davidson County, TN.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Atha Comiskey joins in this conveyance to relinquish any rights he/she may have in and to the property herein described by virtue of marriage to Bart R. Comiskey.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 264600.00

CON TX 979.02

PRFEE 1.00

WDEED 12.00

CFEE 2.00

TOTAL 994.02

CHECK 994.02

07/02/98 01 10:21 0001 8941

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0458144

IDENTIF. A REFERENCE

98 JUL -2 AM 10:21

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

No. 1314714